

Residential property	Residential single BTL	STL
Valuation	FEE paid by / for client	FEE paid by / for client
Up to – £150,000	£230	£320
£ 150,001 – £200,000	£255	£370
£ 200,001 – £250,000	£285	£420
£ 250,001 – £300,000	£340	£470
£ 300,001 – £400,000	£395	£520
£ 400,001 – £500,000	£450	£580
£ 500,001 – £600,000	£510	£650
£ 600,001 – £700,000	£560	£770
£ 700,001 – £800,000	£640	£840
£ 800,001 – £900,000	£700	£920
£ 900,001 – £1,000,000	£790	£1,000
£1,000,001 – £1,200,000	£895	£1,200
£1,200,001 – £1,400,000	£1,050	£1,400
£1,400,001 – £1,600,000	£1,205	£1,600
£1,600,001 – £1,800,000	£1,410	£1,800
£1,800,001 – £2,000,000	£1,670	£2,000

Residential property	Residential single BTL	STL
Re-valuation	FEE paid by / for client	FEE paid by / for client
Up to £250,000	£200	£200
£250,001 – £500,000	£250	£250
£500,001 – £700,000	£400	£400
£700,001 – £1,000,000	£500	£500
£1,000,001 – £1,200,000	£600	£600
£1,200,001 – £1,400,000	£720	£720
£1,400,001 – £1,600,000	£840	£840
£1,600,001 – £1,800,000	£970	£970
£1,800,001 – £2,000,000	£1,100	£1,100
Re-inspections	£135	£135
Driveby	£125	£125
Desktop	£75	£75

Small HMOS (3-6 occupants)	
Valuation up to	Fee paid by / for client
£150,000	£550
£300,000	£580
£400,000	£650
£500,000	£750
£600,000	£790
£700,000	£860
£800,000	£930
£900,000	£1,000
£1,000,000	£1,090
Over £1,000,000	By negotiation

Commercial property	Revised commercial & Res Inv
Valuation up to	Fee paid by / for client
£200,000	£875
£250,000	£950
£300,000	£1,025
£400,000	£1,200
£500,000	£1,325
£600,000	£1,450
£700,000	£1,575
£800,000	£1,700
£900,000	£1,825
£1,000,000	£1,950
£1,250,000	£2,250
Fees for higher value propositions may be subject to negotiation	Subject to negotiation
£1,500,000	£2,500.00
£1,750,000	£2,775.00
£2,000,000	£3,050.00
£2,500,000	£3,320.00
£3,000,000	£3,830.00
£3,500,000	£4,350.00
£5,000,000	£5,380.00

Other Fees

STL Commercial Valuations

Due to this type of valuation report requiring a 7-day turnaround, it is down to the discretion of the surveying company whether they add a premium to the standard Term Commercial Valuation fee scale. It is imperative that you inform Appraisers upon the instruction of the valuation that it is for an STL case.

Transcription reports

By agreement

Re-inspections

If carried out by original valuer: by agreement

Re-valuations

This applies as an instruction to the original valuation company where the existing mortgagor requires a further advance and no significant alterations have taken place or are planned.

It shall also apply if the Client (under 7.7 in the Service Agreement) requires a re-valuation after the 6 month period or after the initial 3 month period, if the valuer advises that local market conditions have changed so significantly, that constructive comments cannot be made in respect of the continued relevance of the original valuation without re-inspecting and re-researching comparable evidence.

The fee will be half the above Initial Valuation fee scale if within three years of the original valuation date.

In all other cases a new valuation will be required at the full fee above.

During peak seasonal times, valuers may increase fees to achieve the promised SLAs.

This document is for professional intermediaries only and should not be shown to potential clients