

Madden Law

Purchase of a Newly Built Property Costs



Madden Law Professional fee
Inclusive of VAT at 23% €2,835

Plus expenses payable to third parties

Land Registry fee to register the transfer of ownership	€700
Land Registry new folio (deed) fee	€80
Land Registry fee to register mortgage	€175
Commissioner fees on documents signed	€20
Judgment and bankruptcy search fee on closing	€90

Total €4,000

Stamp Duty

1% of the purchase price payable (less VAT of 13.5%, if included in the purchase price) is due to Revenue **An additional charge of €500 will incur for First Home Scheme applications**

Please see the attached:

1. Madden Law's scope of legal services information.
2. Madden Law's Legal Services Agreement.
3. Madden Law's terms and conditions of business.
4. Madden Law's purchase guide.
5. Madden Law's Help to Buy guide.
6. Madden Law's pre-completion checklist.



If you wish to proceed:

Next Steps

1. Log on to www.maddenlaw.ie/buying-a-new-build-house-or-apartment/ and upload your ID documents.
2. Pay a deposit of €500.
3. Give our contact details to the selling agent. Your purchase confirmation will then be sent to us.
4. Give our contact details to your lender. Your loan offer will then be sent to us.



maddenlaw
LEGAL SERVICES & SOLUTIONS

The Bryanstown
Centre,
Drogheda,
Co. Louth,
A92 H4XH

E. fiona@maddenlaw.ie
T. 041 980 3336
M. 087 113 0482
maddenlaw.ie