

# Madden Law

## Purchase of a Second Hand Property Valued under €400,000 with no mortgage



Madden Law Professional fee  
Inclusive of VAT at 23% €2,275

Plus expenses payable to third parties

Land Registry fee to register the transfer of ownership	€700
Land Registry new folio (deed) fee	€5
Judgment and bankruptcy searches	€65
Planning search*	€185

\* Meath and Louth only. Costs of other counties can vary.

**Total** €3,230  
Stamp Duty 1% of purchase price

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 frequently asked questions.

If you wish to proceed:

### Next Steps

1. Log on to [www.maddenlaw.ie/buying-property/](http://www.maddenlaw.ie/buying-property/)
  - a. Complete our getting started form.
  - b. Upload your ID documents.
  - c. Pay deposit of €1,600.
  - d. Upload your bank statements, confirming the source of funds for the cash transaction
2. Give our contact details to your estate agent. Your purchase confirmation will then be sent to us.