

PROPERTY SELLING CHECKLIST



- Inform your mortgage lender that you wish to sell, find out how much of the current mortgage is outstanding and whether that balance can be carried over to the new property.
- Request several estate agents to value your property to ensure that you receive an accurate valuation. Be mindful of estate agents that overvalue your property to win your instruction.
- Decide which estate agent you're going to instruct.
- Choose an asking price for your property.
- Prepare your property for viewings.
- Hire a solicitor to handle any legal paperwork, forms and questionnaires that you need to complete about yourself and the property.
- Once you have accepted an offer, the buyer's mortgage provider will instruct a surveyor to inspect the valuation of the property.
- If the mortgage provider is happy with the valuation, the buyer's solicitor will conduct searches to ensure there isn't a risk of problems with the property arising in the future.
- Exchange contracts with the buyer, negotiate which furniture and fittings are included, and arrange a completion date.
- Aim to move out by your completion date so that you can hand over the keys to your estate agent. The cash funds will be released to you on this date.

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This checklist is a guide only. Readers are required to do their due diligence to ensure that any information on this checklist is accurate and up-to-date.