



Aston Mead Land & Planning Ltd

Terms and Conditions;

Consented and 'Subject to Planning' / 'Option deal' Sites

- Our Land Fee is 2% plus vat of the land purchase price for the effective introduction either directly or via a 3rd party. This fee increases to 3% plus VAT for any care home or retirement scheme.
- There will be an additional fee of 0.5% plus vat on the subsequent sales of the new homes. (other than a care home or retirement scheme).
- Should the purchaser decide to sell on the site, Aston Mead will be instructed to sell the site on a sole agency basis at 2% plus vat.
- Should you decide not to sell the new homes and or decide to rent the units, for whatever reason, a further fee of 0.5% of the land price becomes payable in lieu of the loss of the 0.5% fee on the resales.
- All fees payable on completion.

Strategic Sites/Promotional Agreements

- Our land fee is 2% plus vat on the land purchase price.
- An initial £20,000 plus vat fee due on exchange of the promotion agreement. This fee will come off the land purchase fee that becomes payable on completion.
- There will be an additional fee of 0.5% plus vat on all subsequent new homes sales.
- Should the purchaser decide to sell on the site, Aston Mead will be instructed to sell the site on a sole agency basis at 2% plus vat.
- Should you decide not to sell the new homes and or decide to rent the units, for whatever reason, a further fee of 0.5% of the land price becomes payable in lieu of the loss of the 0.5% fee on the resales.