



ARE YOU

BUYING OR SELLING

A PROPERTY?

Many of us will buy a property at some time in our lives, and it's undoubtedly a big financial investment to make. A property search tells you about the property you are buying and includes the following:

- The planning history
- If the Local Authority maintains the road and footpath outside the property
- If there are any council policies in place that will affect the property
- Any Building Regulations on the property

There are several ways you can carry out this search, you could:

- Search the council's registers yourself
- Appoint a personal search agent
- Have your local authority do it for you – **this is where we can help!**

WHY SHOULD MY LOCAL AUTHORITY CARRY OUT THE SEARCH?



We're quick

on average last year, we took 3 working days to complete a search and return it to the solicitor.



We provide all the answers

if you decided to search the council's registers yourself or appoint a personal search agent, you only have access to public registers. These contain some, but not all of the information that you would get if we were to carry out the search, for example, you would not find details on any highway proposals that may affect your property.



We're value for money

a full search with answers to all of the questions for just £121!

If you would like us to carry out the search for you, please contact your solicitor and inform them that you want a local authority search.

For further information about the service we offer, please contact us on **01536 534220** or email **llc@kettering.gov.uk** or visit **www.kettering.gov.uk/land-charges**

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