

Leasehold Enfranchisement

We undertake Leasehold enfranchisement cases. This where leaseholders acquire the underlying title to their property which is usually a Freehold.

With Maisonettes where there are only two leasehold properties (flats) it is usual for the Freehold to be registered in the names of the leaseholders direct.

With larger blocks of flats the usual way to proceed is to set up a small limited company. The share holders and so the owners of the company, are the flat owners. With funds provided by the share holders the limited company acquires the freehold. When a flat is sold the seller's share is transferred to the flat buyer.

Lease Extension

We undertake lease extension cases. This is where the leaseholder purchases a further term of years from the Landlord usually the freeholder. If the leaseholders have acquired the freehold as set out above then there maybe no Premium to pay the freeholder. Otherwise the leaseholder will have to pay a premium to the freeholder to purchase a further term of years.

If you are interested on discussing either of the above then please contact John Harrison or Gordon Hewson on 00189589711. Alternatively sent Mr Harrison an email on John@barrettandco.co.uk giving a brief description of your situation and a daytime telephone number and John will call you.