



Emerald Quay Marina – Berth sale procedure

Transfer of ownership (Licence):

1. When the Seller has accepted an offer, they or their agent must provide details of the Buyer to the managing agents, together with payment of the managing agents' administration fee of £200. The managing agents will then liaise directly with the Buyer or their Solicitor and provide the draft documentation (Deed of Surrender and new Lease).
2. The Seller's current Licence will be surrendered and a new Lease will be granted by the marina owner to the Buyer. The Seller may wish to instruct their own Solicitor to act on their behalf in connection with the sale and Deed of Surrender.
3. The Buyer may wish to instruct a Solicitor to deal with the purchase, approval of the Lease and subsequent registration of the Lease at the Land Registry. If the Buyer does not wish to instruct a Solicitor and is happy to sign the standard template Lease, they may do so but will still need to instruct a Solicitor to deal with registration of the Lease at the Land Registry.
4. The Seller and Buyer will each be responsible for their own legal fees and disbursements.
5. Completion of the grant of a new Lease is strictly subject to any outstanding service charges and fees being paid to the managing agents by the Seller.

Transfer of ownership (Lease):

Upon the sale of a berth which already has a leasehold title, each party will need to instruct a Solicitor to act on their behalf in connection with the transaction.