

# POSSESSION

## YOUR SIDE

Item Description	Cost	VAT	Total
Service of s.21 Notice	£300	£60	£360
s.21 Accelerated Proceedings (excluding Court fee)	£1000	£200	£1200
Service of s.8 Notice (based on rent arrears)	£300	£60	£360
Issue s.8 / Standard Proceedings (excluding Court fee)	£850	£170	£1020
Preparation of Witness Statement for hearing	£400	£80	£480
Attend at Hearing at Southend County Court	£400	£80	£480
Attend at Hearing at other County Courts	£500	£100	£600
Attend at Hearing for Tenant's Application to Suspend / Set-Aside Warrant	£400	£80	£480
Apply for Warrant of Possession (excluding Court fee) (including risk assessment and liaising with bailiff)	£400	£80	£480

Disbursements			
Issue Fee	£404		
PCOL Fee	£404		
Application to Issue a Warrant for Possession (following possession order)	£148		
HM Land Registry Fees (if required)	£7		
In-house bundling administrative costs	£59	£11.80	£70.80

The above prices were correct at the time this document was generated in May 2025.

Additional charges may apply if the proceedings are defended, but these will be agreed with you in advance of any work being carried out.

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(24/7 LOCAL RATE) (LIVE CHAT 24/7)