

# Dual representation

## Important information

If your client wants to use a solicitor who isn't on our panel, we'll appoint one of our panel solicitors to act on our behalf.

This is called **dual representation** or **separate representation**.

Dual representation is acceptable to us if:

- The transaction is a **residential purchase**. We don't accept Buy to Let applications on a dual representation basis.
- You advise your client they're responsible for paying both solicitors' legal fees. This includes the solicitors they've instructed **and** the solicitors acting on Santander's behalf.

Our panel firms will charge a fee for a standard purchase excluding VAT and disbursements. These costs **must** be met by your client:

- £275 + VAT (for transactions with a purchase price up to £500,000)
- £375 + VAT (for transactions with a purchase price over £500,000)

You and your client will also need to be aware of the following:

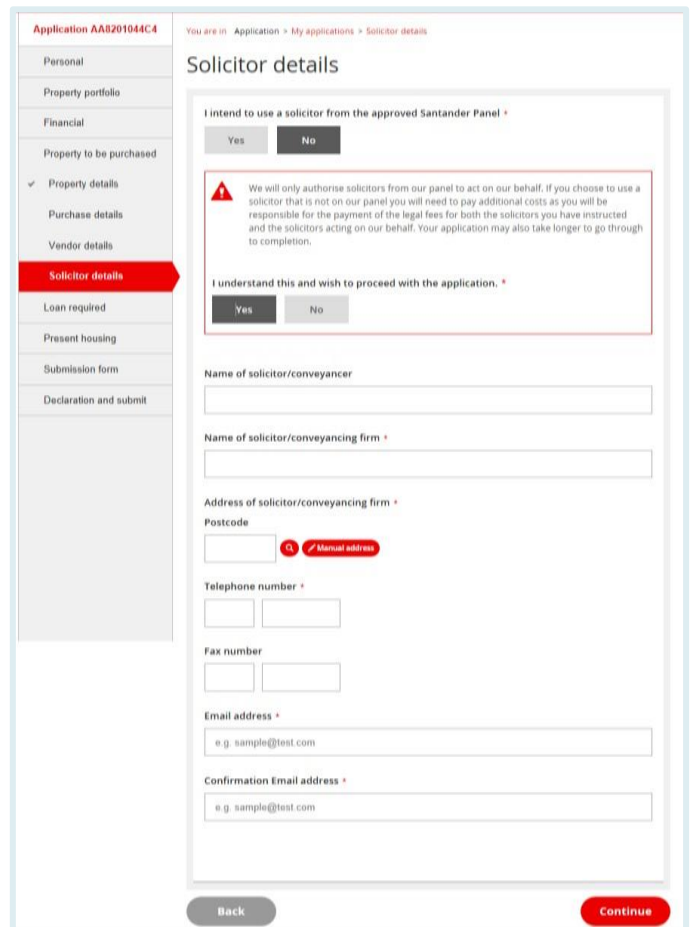
- Our panel solicitor will contact your client's solicitor
- and work with them in connection with the purchase.
- Our panel solicitor **won't** contact your client directly.

- Santander won't contact your client's solicitors directly.

Where dual representation is used, applications may take longer to complete.

### Submitting applications on Introducer Internet

So we can help with your client's application, please give us your client's solicitor details in Introducer Internet. The case won't proceed without these details.



If you have any questions, please speak to your [dedicated contact](#)