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Moving home can be an exciting next step on your property journey. It is important however that you stay on top of costs and understand what you need to budget for. Initially you should consider:

**How much is your property worth?**

We recommend that you invite three agents out to give you a valuation on your property. The steps in our first guide in this series will give you further information on choosing the best agent for you. Knowing how much your property is worth, will likely inform the next step.

**What can you afford to buy?**

You may have an idea of how much you're able to borrow but speaking with a mortgage broker early on when you decide to move, and potentially even getting a mortgage decision in principle, can save time later on with your onward purchase.

A good estate agent should work with a mortgage broker who will review your financial history and perform affordability tests, before helping you to choose the right mortgage product for you.

**Additional costs**

The cost of moving calculator we provide on our website (<https://www.hunters.com/buyers/cost-of-moving>) can give you an idea of some of the additional costs you may need to consider before putting your property on the market. This could include some of the following:

- Costs for solicitors
- Survey fees
- Agent fees
- Tax implications, e.g. stamp duty

Your agent should be able to guide you fully through the additional costs involved in moving home.