



Rating Consultancy

Business rates apply to all commercial properties in the United Kingdom and consist of two main elements, the Uniform Business Rate a figure fixed annually by Government which is multiplied by a Rateable Value for each individual property. This is revalued at 5 yearly intervals by the Valuation Office Agency. The current Rating List runs from 1 April 2005 and is based upon notional rental values as at 1st April 2003.

A Rateable Value is, in broad terms, the rent which should pass on a property, assuming it is let from a landlord to a tenant on a full repairing and insuring lease.

Edmund Kirby has longstanding expertise in minimising rates liabilities for its clients by reducing Rateable Values, dividing or merging assessments where advantageous to do so, taking full advantage of the regulations regarding Effective Dates and of those reliefs and exemptions available.

Our services include the completion of rent returns, submission of appeals, negotiation of Rateable Values, appearing before Valuation Tribunals and Land Tribunals, checking rates bills, identifying reliefs, discussing demands with Rating Authorities, completing rent returns and providing general and specific advice including rating legislation and its specific effect.

For further information or advice please contact:

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