

## Quality of Knowledge

The firm was founded in 1950 and ever since, we have been helping clients, their families and businesses with their legal requirements in the heart of the Norfolk Broads and beyond. As a firm, we have adapted to the demands of our clients and the firm has gradually expanded.

Each of our solicitors or legal executives specialises in a particular area of law and we aim to provide a personal and friendly service not always available in larger firms.

The areas of the law with which we can assist clients are as follows:-

- Residential & Commercial Property
- Landlord & Tenant
- Business & Partnerships
- Wills & Estate Planning
- Probate & Estate Administration
- Trusts
- Powers of Attorney & Deputyship
- Matrimonial
- Family Law
- Inheritance Disputes
- Litigation

**Capron &  
Helliwell**  
SOLICITORS

### Stalham

6 High Street, Stalham, Norfolk NR12 9AN

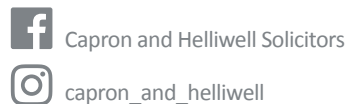
### Wroxham

Helliwell House, Station Road, Wroxham,  
Norfolk, NR12 8UR

01692 581231

[www.capronandhelliwell.co.uk](http://www.capronandhelliwell.co.uk)

[enquiries@capronandhelliwell.co.uk](mailto:enquiries@capronandhelliwell.co.uk)



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**COMMERCIAL  
PROPERTY**

# COMMERCIAL PROPERTY

**At Capron & Helliwell Solicitors we are committed to providing excellent Legal Services to you and providing bespoke Legal Services for individuals and businesses alike.**

We act for private individuals and businesses, many of our clients returning to us over a number of years and recommending us to their friends and colleagues.

We pride ourselves on providing quality legal advice and we can in most cases provide to you a fixed fee quotation so you can be comfortable with your costings from the outset.

If a fixed fee cannot be achieved we will always let you know before you instruct us.



**Whether you are buying an office building or industrial premises, taking or granting a commercial lease or looking to buy and develop land, it is important to obtain expert legal advice from experienced solicitors.**

For many years, we have been acting for our clients on all aspects of commercial property. We have considerable experience acting for clients involved in many sectors of commercial property ranging from boatyards on the Norfolk Broads to offices, shops and industrial units.

We can provide our clients with practical and sound advice to meet their needs and ensure that their transaction is completed smoothly and quickly and their position is protected.

## **Landlord and Tenant**

We can advise both Landlords and Tenants:-

- On the granting of business leases
- With renewals and variations of existing leases
- On the drafting and approval of Licences to Assign
- On the surrender of business leases
- In relation to holiday park leases

## **Business Premises**

We can assist with all transactions relating to:-

- The buying and selling of Freehold and Leasehold business properties including industrial units, shops and offices
- Business sales and purchases
- Advising both banks and borrowers on commercial lending
- Option Agreements
- Overage Agreements
- Conditional Contracts
- Licensed Premises including pubs, cafés and restaurants

## **How we can help**

If you wish to discuss your legal requirements and how we can help you then please call us, you will find us friendly, re-assuring and helpful.

Convenient parking is available at all of our offices and we are able to visit clients at home.\*

\*Additional charges apply for home visits.

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