

BERRYS

PROPERTY | BUSINESS | PLANNING



SARAH REECE

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Chartered Surveyor

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PROFILE

Sarah is a partner at Berrys and has wide experience providing professional property services to private and institutional clients including valuation, landlord and tenant matters, rural land management and farm subsidy matters.

Sarah has 14 years' experience working in the residential and rural property sectors within the Midlands and Wales.

EXPERTISE

Property Valuation

In recent years Sarah's caseload has been focused around a variety of valuations of residential and rural property for purposes including secured lending, taxation including CGT & IHT, expert witness, purchase and sale.

Agricultural Landlord and Tenant

Experience in land management and landlord and tenant matters under the Agricultural Holdings Act 1986 and Agricultural Tenancies Act 1995 including rent review, succession and surrender.

Basic Payment Scheme

On an on-going basis Sarah oversees in excess of 75 Basic Payment Scheme applications including cross border (England/Wales) and common land claims which include greening calculations, entitlement transfers and liaising with Rural Payments Agency to resolve outstanding issues.

QUALIFICATIONS, TRAINING & PROFESSIONAL ASSOCIATIONS

First Class Honours degree in Rural Estate Management from Plymouth University (Seale Hayne).

Member of the Royal Institution of Chartered Surveyors since 2004.

Fellow of the Central Association of Agricultural Valuers since 2004.

Royal Institution of Chartered Surveyors Registered Valuer since 2010.

RECENT CASES

Valuation

- Secured lending valuations of residential, commercial, rural and agricultural holdings
- Property valuation for taxation purposes including capital gains tax and inheritance tax including retrospective valuations
- Property valuation for disputes including partnership dissolution and matrimonial purposes
- Purchase advice including subject to tenancy of agricultural holdings including houses and farm buildings

Landlord and Tenant

- Agricultural Holdings Act 1986 – acting for landlord in succession case with a First Tier Tribunal (Property Chamber) direction
- Rent review – acting for landlords and tenants including negotiation and application for appointment of arbitrator
- Agricultural Tenancies Act – drafting of tenancy documentation, negotiating terms of tenancies and

Basic Payment Scheme

- Submission of annual subsidy applications and appeals against penalties
- Division of businesses including cross border businesses