

99123007128000

Gutachten über den Verkehrswert (Marktwert) von bebauten und unbebauten Grundstücken

Heruntergeladen am 26.06.2025

<https://fimportal.de/xzufi-services/S10000300000008869/S100003>

Modul	Sachverhalt
Leistungsschlüssel	99123007128000
Leistungsbezeichnung I	Gutachten über den Verkehrswert (Marktwert) von bebauten und unbebauten Grundstücken
Leistungsbezeichnung II	Apply for a property valuation
Typisierung	2/3 - Bund: Regelung (2 oder 3), Land/Kommune: Vollzug
Quellredaktion	Bremen
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	Evaluation, Property valuation, Expert opinion, Market value appraisal, Estimate
Leistungstyp	
Leistungsgruppierung	
Verrichtungskennung	

Modul	Sachverhalt
SDG-Informationsbereich	
Lagen Portalverbund	Bauplanung (2050400), Hausbau und Immobilienerwerb (1050100)
Einheitlicher Ansprechpartner	
Fachlich freigegeben am	29.02.2024
Fachlich freigegeben durch	
Handlungsgrundlage	http://www.gesetze-im-internet.de/bbaug/index.html
Teaser	Who determines the land value of my property?
Volltext	Upon written request, the expert committee for real estate values prepares, among other things, individual expert opinions on the market value of: • undeveloped land • developed land • condominiums • heritable building rights and • on the value of rights to real property (e.g., portions of old property or residential rights). The basis for the valuation is the collection of purchase prices of the expert committee , in which all purchase contracts for real estate in Bremen are collected and evaluated.
Erforderliche Unterlagen	No documents required.
Voraussetzungen	Eligible to apply are • Owners • co-owners • person entitled to inherit by presenting the certificate of inheritance
Kosten	As a rule, the following fee rate applies (plus value added tax): for market values up to 500,000 : 4.5 of thousand of the fair value plus 900 for market values from 500,000 to 1,000,000 : 1.1 of thousand of the fair value plus 2600 for market values above 1,000,000 : 0.8

Modul	Sachverhalt
	of thousand of the market value plus 2900 However, there are some exceptions! Please ask in individual cases.
Verfahrensablauf	The preparation of a market value appraisal can be requested either informally in writing or by means of an application form, which will be sent to the applicant upon request. Two inspections of the valuation object are necessary: 1. Extensive survey by a building expert of the office of the appraisal committee. 2. Inspection of the valuation object by the appraisal committee (3 independent experts) with subsequent consultation of the market value
Bearbeitungsdauer	varies depending on order situation: please ask for current processing times
Frist	
weiterführende Informationen	
Hinweise	The application documents depend on the valuation object. The expert committee has various sets of forms available that are tailored to the valuation objects. Please inquire in individual cases.
Rechtsbehelf	
Kurztext	
Ansprechpunkt	
Zuständige Stelle	
Formulare	
Ursprungsportal	Serviceportal der Freien Hansestadt Bremen, Service portal of the Free Hanseatic City of Bremen