ABD legal Services Ltd

Job Title:	Commercial Property Lawyer		
Location:	Bath, Devizes, or Marlborough	**Travel Required:**	Yes, if required to other office locations
Level/Salary Range:	Competitive	**Position Type:**	Full time permanent
Line Management Responsibility for:	N/A	**Date Posted:**	
Responsible to:	Partner & Head of Commercial Property		

Job Description

About Awdry Law:

Established in 1750, we are an award-winning firm having been presented in the past with the Law Society's Excellence Award for Innovation and two awards for excellent customer service. From our offices in Devizes, Chippenham, Marlborough, Royal Wootton Bassett and Swindon, we serve clients in Wiltshire, Berkshire, Hampshire, Somerset, Gloucestershire, Bath, London, and throughout the UK. We provide a comprehensive range of first-class legal services for individuals, families, and businesses.

Our purpose is to provide excellent client service and exceed expectations by being dynamic, inspiring, and proactive; client service is at the heart of everything we do. We have a fantastic group of people who work hard, are dedicated and demonstrate great commitment so In return for aiming towards these standards we will back you, help you to improve and support you in being the best we can.

Why You'll Love Working with Us:

Join us and be part of a culture that values creativity, hard work, individuality, ambition, and fun! We offer competitive pay, fantastic employee benefits, and the opportunity to grow in a thriving, forward thinking environment. And yes, our legendary social outings are not to be missed! This is more than a job; it's a chance for you to develop new skills and be part of our success.

We have a fantastic group of people who work hard, are dedicated, and demonstrate great commitment so in return for aiming towards these standards, we will back you, help you to improve and support you in being the best we can. Our values are the platform upon which everything is built:

Everything starts with you
People matter, whether you are a client or part of our team
Always driving forwards
We always show ambition and energy to achieve results
Be Brilliant

We create positivity, excellence, and innovation in all we do
Every person, every time
We are consistent and reliable and give our best, every time.

We also want people to enjoy working here and we aim to do this by creating a positive, supportive, and forward-looking environment. Our values are the platform upon which everything is built - excellent client service and making this a great place to work.

ROLE AND RESPONSIBILITIES

Job Purpose:

To work within the Commercial Property Department managing a varied commercial property caseload. The successful candidate will have a positive outlook with drive and ambition and who puts the provision of excellent client service into the heart of what they do. Developing new business for the department through networking and marketing activities will be an important part of the role.

Typical Activities:

Responsibility for: -

- Fee Income for all aspects of commercial property work such as commercial property sales, Acquisitions, landlord and tenant work etc.
- Identifying improvements and to plan innovatively for better service delivery.
- Developing and maintaining strong & profitable client relationships, critical to the success of the department.
- Consistently high level of service delivery to meet client's expectations.

Support with: -

- Raising the profile of Awdry Law and enhancing the reputation of the Commercial Property Department

ESSENTIAL AND DESIRABLE SKILLS, EXPERIENCE AND QUALIFICATIONS

Commercial Property Expertise

- An experienced Lawyer who is able to run their own files with c.3 years plus PQE
- Drafting, reviewing and negotiating:
  Commercial leases (including agreements for lease and other ancillary documents)
  Licences to assign, alter and sublet.
  Rent deposit deeds
  Side letters
- Freehold and leasehold acquisitions and disposals
- Property finance transactions (acting for lenders or borrowers)
- Property aspects of corporate transactions (due diligence, contract amendments)

Regulatory & Technical Knowledge

- Strong understanding of:
    - Landlord and Tenant Act 1954
    - Property registration and title issues
    - Planning and environmental considerations
    - Property due diligence processes
- Experience with SDLT and VAT implications on property transactions
- Familiarity with law firm case management systems and Land Registry requirements

Key Skills & Competencies

Technical Legal Skills

- Excellent drafting and negotiation skills
- Ability to manage transactions independently
- Strong attention to detail with a risk-aware mindset
- Clear and practical legal advice tailored to commercial objectives

Commercial & Client Skills

- Commercially astute with a solutions-focused approach
- Strong client-handling and relationship-management skills
- Ability to explain legal issues clearly to non-lawyers
- Confident managing client expectations, deadlines and costs

Organisational & Personal Skills

- Ability to manage a varied caseload with minimal supervision
- Strong time management and prioritisation skills
- Proactive, adaptable and resilient under pressure
- Collaborative team player with a positive, professional attitude
- Outstanding communication skills
- A high level of attention to detail

Business Development

- Experience contributing to business development and client growth
- Ability to build and maintain a client following
- Networking and profile-raising within the commercial property market

Additional Notes:

You will be expected to attend all update training as required.

This Job description is not intended to cover all aspects of the role. You may be required to complete other tasks that are in keeping with the general nature of the position.

Reviewed By:	LL	Date:	12052026
Approved By:	LC	Date:	13052026
Last Updated By:	LG	Date/Time:	05112026