

COST OF ACQUISITION (Provisional)

Issue Date : 16-Jun-20

PROPERTY DETAILS	St Moritz Birch Home
Address	59-53, -54, Aza-Kabayama, Kutchan-cho, Abuta-gun
Purchase price	¥62,000,000

1. Expense to the Seller ¥62,032,600

Purchase price	¥62,000,000
Annual fixed assets tax (1 year)	¥32,600

2. Expense to the legal office ¥261,077

Solicitor/translation fees	¥162,000
Title registration license tax	¥90,645
Postal charge	¥8,000
Bank charge for Solicitor	¥432

3. Expense to Niseko Property ¥2,186,600

Niseko Property commission	¥2,073,600
(purchase price × 3% + ¥60000) + 8% tax	
Contract stamp duty	¥30,000
Acquisition tax (estimation)	¥83,000
(will be payable on your property within 6-12 months of title transfer)	

Total ¥64,480,277

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※ Banks may charge transfer fees separately.

Please note - Some figures are estimates only and subject to review