

## COST OF ACQUISITION (Provisional)

Issue Date : 13-May-23

PROPERTY DETAILS	446 Tsubo + House
Address	106-13 Aza-Kabayama, Kutchan-cho, Abuta-gun
Purchase price	<b>¥128,000,000</b>

### 1. Expense to the Seller ¥128,106,400

Purchase price	¥128,000,000
Annual fixed assets tax (1 year)	¥106,400

### 2. Expense to the legal office ¥526,670

Solicitor/translation fees	¥220,000
Title registration license tax	¥298,230
Postal charge	¥8,000
Bank charge for Solicitor	¥440

### 3. Expense to Niseko Property ¥4,603,531

Niseko Property commission	¥4,207,031
(purchase price × 3% + ¥60000) + 10% tax	
Contract stamp duty	¥60,000
Acquisition tax (estimation)	¥336,500
(will be payable on your property within 6-12 months of title transfer)	

**Total ¥133,236,601**

<b>COST OF ACQUISITION</b> <sup>※</sup> <span style="float: right; font-size: 1.2em;"><b>¥133,236,601</b></span>
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*※ Banks may charge transfer fees separately.*

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