

## COST OF ACQUISITION (Provisional)

Issue Date : 26-May-24

PROPERTY DETAILS	500 Tsubo Mountain Views Land
Address	674-8 Aza Soga, Niseko-cho, Abuta-gun
Purchase price	<b>¥133,000,000</b>

### 1. Expense to the Seller ¥133,000,000

Purchase price	¥133,000,000
Annual fixed assets tax (1 year)	¥0

### 2. Expense to the legal office ¥230,255

Solicitor/translation fees	¥220,000
Title registration license tax	¥1,815
Postal charge	¥8,000
Bank charge for Solicitor	¥440

### 3. Expense to Niseko Property ¥4,515,000

Niseko Property commission	¥4,455,000
(purchase price × 3% + ¥60000) + 10% tax	
Contract stamp duty	¥60,000
Acquisition tax (estimation)	¥0
(will be payable on your property within 6-12 months of title transfer)	

**Total ¥137,745,255**

<b>COST OF ACQUISITION</b> <sup>※</sup> <span style="float: right; font-size: 1.2em;"><b>¥137,745,255</b></span>
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*※ Banks may charge transfer fees separately.*

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