

COST OF ACQUISITION (Provisional)

Issue Date : 9-May-25

PROPERTY DETAILS	Toyooka Nature Land 238
Address	238 Aza-Toyooka, Kutchan-cho, Abuta-gun
Purchase price	¥6,230,000

1. Expense to the Seller ¥6,230,000

Purchase price	¥6,230,000
Annual fixed assets tax (1 year)	¥0

2. Expense to the legal office ¥120,200

Solicitor/translation fees	¥110,000
Title registration license tax	¥1,815
Postal charge	¥8,000
Bank charge for Solicitor	¥385

3. Expense to Niseko Property ¥276,590

Niseko Property commission (purchase price × 3% + ¥60000) + 10% tax	¥271,590
Contract stamp duty	¥5,000
Acquisition tax (estimation) (will be payable on your property within 6-12 months of title transfer)	¥0

Total ¥6,626,790

COST OF ACQUISITION[※]

¥6,626,790

[※] Banks may charge transfer fees separately.

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