

COST OF ACQUISITION (Provisional)

Issue Date : 12-May-26

PROPERTY DETAILS	Rankoshi Station Duplex Apartment
Address	15-2 Rankoshi-machi, Rankoshi-cho, Isoya-gun
Purchase price	¥17,800,000

1. Expense to the Seller ¥17,824,700

Purchase price	¥17,800,000
Annual fixed assets tax (1 year)	¥24,700

2. Expense to the legal office ¥165,615

Solicitor/translation fees	¥110,000
Title registration license tax	¥47,230
Postal charge	¥8,000
Bank charge for Solicitor	¥385

3. Expense to Niseko Property ¥741,500

Niseko Property commission	¥653,400
<small>(purchase price × 3% + ¥60000) + 10% tax</small>	
Contract stamp duty	¥10,000
Acquisition tax (estimation)	¥78,100
<small>(will be payable on your property within 6-12 months of title transfer)</small>	

Total ¥18,731,815

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※ Banks may charge transfer fees separately.

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