

COST OF ACQUISITION (Provisional)

Issue Date : 21-Jan-26

PROPERTY DETAILS	Soga 200 Tsubo Land
Address	825-43, (825-2), Aza-Soga, Niseko-cho, Abuta-gun
Purchase price	¥56,000,000

1. Expense to the Seller ¥56,000,000

Purchase price	¥56,000,000
Annual fixed assets tax (1 year)	¥0

2. Expense to the legal office ¥231,015

Solicitor/translation fees	¥220,000
Title registration license tax	¥2,630
Postal charge	¥8,000
Bank charge for Solicitor	¥385

3. Expense to Niseko Property ¥1,944,000

Niseko Property commission (purchase price × 3% + ¥60000) + 10% tax	¥1,914,000
Contract stamp duty	¥30,000
Acquisition tax (estimation) (will be payable on your property within 6-12 months of title transfer)	¥0

Total ¥58,175,015

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※ Banks may charge transfer fees separately.

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