

COST OF ACQUISITION (Provisional)

Issue Date : 10-Jul-26

PROPERTY DETAILS	Kyogoku Country Land
Address	2-42, -43, -44, -45, Aza-Matsukawa, Kyogoku-cho, Abuta-gun
Purchase price	¥18,100,000

1. Expense to the Seller ¥18,100,000

Purchase price	¥18,100,000
Annual fixed assets tax (1 year)	¥0

2. Expense to the legal office ¥177,645

Solicitor/translation fees	¥165,000
Title registration license tax	¥4,260
Postal charge	¥8,000
Bank charge for Solicitor	¥385

3. Expense to Niseko Property ¥673,300

Niseko Property commission (purchase price × 3% + ¥60000) + 10% tax	¥663,300
Contract stamp duty	¥10,000
Acquisition tax (estimation) (will be payable on your property within 6-12 months of title transfer)	¥0

Total ¥18,950,945

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[※] Banks may charge transfer fees separately.

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