

## COST OF ACQUISITION (Provisional)

Issue Date : 14-Nov-24

PROPERTY DETAILS	Yama Shizen East 601
Address	185-6-601, Niseko Hirafu 1-jo 3-chome, Kutchan-cho, Abuta-gun
Purchase price	<b>¥150,000,000</b>

### 1. Expense to the Seller ¥150,304,300

Purchase price	¥150,000,000
Annual fixed assets tax (1 year)	¥304,300

### 2. Expense to the legal office ¥900,370

Solicitor/translation fees	¥330,000
Title registration license tax	¥561,930
Postal charge	¥8,000
Bank charge for Solicitor	¥440

### 3. Expense to Niseko Property ¥5,996,300

Niseko Property commission (purchase price × 3% + ¥60000) + 10% tax	¥5,016,000
Contract stamp duty	¥60,000
Acquisition tax (estimation) (will be payable on your property within 6-12 months of title transfer)	¥920,300

**Total ¥157,200,970**

<b>COST OF ACQUISITION</b> ※	<b>¥157,200,970</b>
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\* **Banks may charge transfer fees separately.**

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