



# 地产投资者聚焦西澳!

## Property Investors Focus On WA!



**Rebecca Kirby**

Chartered Accountant

With WA property prices at an all-time low, together with the newly introduced stamp duty rebate, property buyers are getting excited.

The Western Australian government unveiled stamp duty rebates of up to \$50,000 for off the plan property buyers to help stimulate the residential property and construction sectors.

Over the next two years, buyers who sign pre-construction contracts to purchase a new unit or apartment in a multi-tiered development can **receive a 75% transfer duty rebate of up to \$50,000.**

There will be no cap on the purchase price, and multiple rebates will be available to the same applicant for additional purchases.

Under the changes, buyers getting an off the plan unit worth \$500,000 will only be required to pay \$3,254 in stamp duty, saving them \$9,761.

This rebate will actually be on top of the stamp duty assistance that is already available to first home buyers in the state of WA.

At the moment, a first home buyer who is purchasing an apartment at \$450,000 would pay around \$3,800 in stamp duty. The rebate will bring this down to just \$960.

WA Treasurer Ben Wyatt anticipates the scheme will also promote jobs in the WA construction industry.

Please call KirbyHawke CAs and let one of our professional advisers assist you with your property investment.



**Penny Chu**

专业会计师 CPA

最近西澳的房地产价格处于历史最低点，加上政府新推出的印花税折扣，给予了购房者前所未有的福利。投资者也开始蠢蠢欲动起来...

西澳政府公布了期房购买可以有高达5万澳元的印花税折扣，以帮助刺激房地产和建筑业。

在未来两年内，买家在签订购买多楼层公寓的施工前合同，可以获得**最高75% 印花税折扣，最高上限5万澳元。**

购买价格将不设上限，同一买家额外购买房产可获得多次印花税折扣。

根据修改后的政策，购买价值50万澳元期房的买家只需支付3,254澳元的印花税，这将节省9,761澳元。

这项印花税折扣是西澳政府给予首次置业补贴的额外福利。

目前首次置业者购买45万澳元的公寓需支付大约3,800澳元的印花税。根据新的印花税折扣政策，买家现只需支付960澳元。

西澳财政部长Ben Wyatt 预计该计划还会促进西澳建筑业的就业机会。

请致电KirbyHawke会计事务所，让我们的专业团队在房地产投资方面给予你适当的咨询。



**Kirby Hawke 会计事务所**

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