

Australia's Leading Tax Depreciation Specialists



Washington Brown

— QUANTITY SURVEYORS —



OUR AIM is to provide an ethical and professional service to meet the needs of our clients at a competitive price.

Washington Brown is Australia's most respected and established chartered Quantity Surveying firm specialising in the field of property related tax deductions.

We specialise in both residential and commercial buildings and offer tailored solutions to an extensive client base made up of leading banks, nationwide property developers, property investment groups and individual property investors.

As leaders in our field, we provide the requisite balance of taxation, construction and accountancy expertise that enable our clients to maximise their tax deductions confidently and accurately.

We pride ourselves on building strong relationships with our clients. With over 36 years of continued growth and offices in all capital cities, our expanding client base is testament to our dedication and commitment to customer service.

Washington Brown is also registered with the Australian Institute of Quantity Surveyors and the Tax Practitioners Board.



What is property depreciation?

Just like you claim the wear and tear on a car purchased for income producing purposes, you can also claim the depreciation of your investment property against your taxable income.

There are two types of allowances available on investment properties:

Plant and equipment

Refers to items within the building such as ovens, dishwashers, carpet, air conditioners, light fittings, blinds and alarms. In strata buildings you can also claim on a portion of the common property, eg gym equipment, intercoms, pool filters and elevators.

Building allowance

Refers to the construction cost of the building structure itself, and includes items such as the building walls, roof, tiling, driveways, and retailing walls.

Both of these costs can be offset against your assessable income. The amount claimed varies according to the building type, construction costs, and the date at which construction commenced.

Who can claim depreciation?

Each property is different but historical evidence suggests more than 98% of investment properties can be depreciated. So just about any Australian tax payer who buys an investment property is eligible for a tax benefit.

Why choose Washington Brown?

Established in 1978 and with more than 14,000 residential and commercial reports completed annually, Washington Brown has helped generate over \$2.3 billion worth of depreciation for property investors across the country.

The Washington Brown Service Guarantee...

1 You will be able to claim the maximum legal deductions for your investment property.

2 Where applicable, we will inspect the property and prepare a detailed report of the building - identifying, costing and measuring any plant and equipment within the building.

3 We will take photographic evidence and record details that can be used in the event of a tax audit.

4 We will provide both the diminishing value method and the prime cost method in the report.

5 We will provide you with an interactive report which clearly indicates the yearly claimable amount for each plant item in your investment property.

6 If we cannot save you twice our fee in tax deductions in the first 12 months after your settlement date.

YOU WILL NOT BE CHARGED.

Call us on 1300 990 612
for an obligation-free quote.

Overseas investment properties.

Can you still claim depreciation on properties purchased overseas?

The simple answer is yes. However, there are some technical variations in regards to the depreciation you can claim on overseas properties compared to domestic ones.

Washington Brown has established an international affiliate network, so we can offer you a depreciation schedule which maximises your deductions, and is prepared to ATO requirements.

This means you can use one firm to claim the maximum depreciation you are entitled to on both overseas and domestic investment properties.

We have recently prepared reports for investors with properties in Europe, Asia, New Zealand and North America.

So if you own investment properties abroad, ensure you don't miss out on thousands of dollars in tax deductions.

Call now for a quote.



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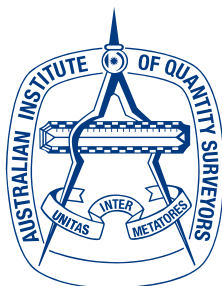
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