

SALMON-LEGAGNEUR & ASSOCIÉS

AVOCATS À LA COUR

Marie Dessimond
Nathalie Pagnon
Sybille Salmon-Legagneur

TAX ALERT

Duties' rates on real properties for deeds concluded as from March 1st, 2014

Rates	Non-newly built real property (completed for more than 5 years)	The departmental duty may be temporary increased up to maximum 4,50% for transfers between	Newly built real property (completed for 5 years or less)	Shares of real estate oriented company
Departemental duty	3,80000%	4,50000%	0,70000%	N/A
Additional communal duty	1,20000%	1,20000%	N/A	N/A
Basis cost (based on the departemental duty)	2,37000%	2,37000%	2,14000%	N/A
TOTAL - Effective rate of duties	5,09006%	5,80665%	0,71498%	5,00000%
Public registrar fee	0,10000%	0,10000%	0,10000%	N/A
Notary fee (excluding VAT - recoverable in most cases)	0,82500%	0,82500%	0,82500%	N/A
TOTAL - Effective rate of duties and costs	6,01506%	6,73165%	1,63998%	5,00000%

* Department where the real property is located. The following departments of parisian area have already decided to increase up to 4,5% as from March 1st, 2014 :
Hauts-de-Seine - including la Défense area (92), Essonne (91) and Seine-et-Marne (77) - Please see attached the list of departments having decided increase of rate

The departmental decisions of increase for 2014 must be notified to the French Tax Administration on April 15, 2014 at the latest (date when the rates for 2014 – with increase or not - will be known for all Departments). Some Departments including Paris Department informed that they do not contemplate increasing the rate, at this stage.

For further information regarding this alert, please contact :

Sybille Salmon-Legagneur
E: ssalmon-legagneur@sl-avocats.fr

Marie Dessimond
E: mdessimond@sl-avocats.fr

Salmon-Legagneur & Associés
Avocats à la Cour
A.A.R.P.I.
26 avenue George V
75008 Paris
Tel. : +33(0)1 56 89 20 20
www.SI-avocats.fr