ACT Government | ACT Revenue Office

ABN 45 096 207 205
Taxation Administration Act 1999
and *Land Tax Act 2004*

Land Tax Assessment Notice

PAYMENT DETAILS

$545.27

Total to pay by: **15 September 2021**

Electronic Funds Transfer
BSB: 037 844
Account No: 442963529
See overleaf for more payment options

12968-019
Otto`S Retirement Pty Ltd
4 Nyah Pl
DUFFY ACT 2611

Dear Otto`S Retirement Pty Ltd

Your land tax helps fund Canberra's essential services – like our hospitals, schools and roads. Thank you for your contribution to our community.

Your land tax has been assessed for the quarter 1 July 2021 to 30 September 2021. Your land tax assessment is based on the Average Unimproved Value (AUV) of the property which is currently calculated as $5,458,407 and detailed in the valuation notice sent to the body corporate. Your residential unit entitlement based on the total residential portion of your unit complex is 1.277955%.

Notice details

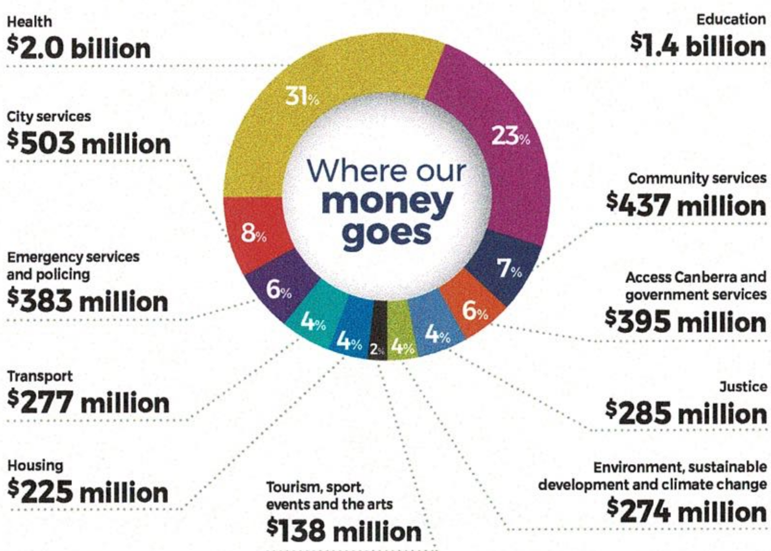
Account number: 442963529 **Notice date:** 16 August 2021

Property location: 4/10 Parbery St, Kingston, Section: 60, Block: 29, Unit: 4

Late payments will attract interest on the amount due at a rate of 8.04% p.a. and this will continue to compound monthly on any amounts that remain unpaid on the 16th day of each month.

What your land tax funds

The ACT Government provides both state and council government services, which means your land tax contributes to supporting our schools, hospitals and police in addition to local government services.



Due to a later release of the 2021-22 Budget, information in this chart is based on estimates from the 2020-21 Budget. Due to rounding, percentage figures do not total to 100%.

4080156-SEM-078932-ASA001-12968

Payment options

BEST WAY TO PAY

EFT (Electronic Funds Transfer)
EFT Payment can be made from your cheque or savings account via internet or phone banking.
BSB: 037 844
Account No: 442963529

Online
Payment by Visa or Mastercard only.

revenue.act.gov.au/land-tax

BPay
Payment can be made via internet or phone banking.
Biller Code: 24398
Reference: 4429635297

Post Office
Payment can be made by cash, credit card, cheque or EFTPOS.

*276 44 2963529

Direct Debit
You can set up weekly, fortnightly, monthly or quarterly direct debits to help keep on top of your payments. To set up direct debit for this account, visit **revenue.act.gov.au/land-tax.**

How your land tax is calculated

Opening balance (excludes payments received after 5 August 2021)	$0.00
Fixed charge	$350.86
AUV charge	$194.41
Total	$545.27
GST – Exempt under Division 81 of GST Legislation	

Land tax liability is assessed quarterly for all properties and is based on the status of the property on 1 July, 1 October, 1 January and 1 April. Land tax is assessed for a whole quarter, there is no pro-rata of land tax within a quarter. Charges are based on marginal tax rates that are applied to the property's AUV. Your AUV can be found on the front page of this notice. For more information on marginal tax rates, visit **revenue.act.gov.au/land-tax**.

If you disagree with this assessment, you may lodge a written objection with the Commissioner for ACT Revenue within 60 days of receiving this notice. Please refer to **revenue.act.gov.au/rights-and-obligations** for details.

Investment, rented and vacant properties

If you own a residential property that is not your principal place of residence, or that is used as an investment, is rented or vacant you must tell the ACT Revenue Office within 30 days of the change in circumstance so land tax can be applied to the property. High penalties may apply if you (or your agent) do not notify of a land tax liability. For more information on land tax, go to **revenue.act.gov.au/land-tax**.

Want to receive your notices by email?
Visit revenue.act.gov.au/email