

STAMP DUTY**Residential Property Stamp Duty**

The amount of stamp duty payable depends on;

1. The price paid (or the market value where the price paid is less than market value) for the property.
2. Whether the property is new or second-hand, and
3. Whether you are a first time buyer, owner-occupier or investor.

First Time Buyer

No Stamp Duty.

(Where there is more than one buyer, each of the buyers must be a first time buyer to qualify for the relief.)

Owner Occupier

Purchasers of new properties (for owner occupation) under 125sq.m. pay no stamp duty.

Purchasers of new properties (for owner occupation) over 125sqm pay stamp duty on either the site value (excluding VAT) **or** $\frac{1}{4}$ of the value of the house and site (excluding VAT) whichever is greater.

Investors

New houses or apartments (whether under or over a floor area of 125 sq. m) which are purchased by investors are charged to duty as per Table 1 or 2 below on the entire price paid (exclusive of VAT) for the house or apartment.

Rates of duty for deeds executed on or after 5 November 2007

Aggregate Consideration exceeds €127,000* Rate for Instruments executed on or after 5th Nov 2007

First €125,000 -> Nil

Next €875,000 -> 7%

Excess over €1,000,000 -> 9%

