



GLOBAL REAL ESTATE TAX



Real estate has become an international asset class—and real estate transactions have become more complex than ever before. To make sure your investments in property achieve the best possible after-tax performance, you need dependable, practical cross-border tax advice. Taxand's global team of real estate tax experts provides that advice throughout the entire lifecycle of your investment.

OUR PERSPECTIVE

The extreme tax sensitivity of real estate makes quality tax advice paramount. The effective tax rate on an otherwise profitable deal can exceed 75 percent with poor counsel, while good advice can push that rate below 10 percent. The models for owning, developing and holding real estate are changing around the world. Increasingly, investors require liquidity in an asset class that was traditionally illiquid. Taxand advisors help you profit from shifting market dynamics by minimising the tax obstacles to real estate transactions.

OUR APPROACH

Taxand's understanding of the tax advantages for sellers and purchasers gives you the advantage in negotiating prices and closing deals. Our approach is tailored to every circumstance—for example, we facilitate the acquisition of properties through corporate structures to protect capital gains on disposal and optimise income flows to owners. At every turn, our objective is to maximise the value of your investment.

We have specialist knowledge at the transaction level. We create acquisition and holding structures that make business sense and keep tax costs down. We help you determine the best ways to address the current market conditions of today and in the future. Our independence advantage means we can act quickly to deliver the answers you need and avoid audit-based conflicts.



PRACTICAL ADVICE, RESPONSIVELY DELIVERED

The ultimate profitability of your real estate investment depends heavily on the tax efficiency of your acquisition and holding structure. Not only do you want that structure to prevent tax leakage and permit a tax efficient exit from your investment down the road, but you also want it to handle deferred tax liabilities without having a negative impact on the selling price.

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OUR GLOBAL FOCUS ON REAL ESTATE TAX

At Taxand we deliver:

- ❖ tax efficient real estate structures including investment funds and REITs
- ❖ tax advice surrounding transactions, disposals and spin offs
- ❖ construction and development project related tax strategies
- ❖ tax neutral financing arrangements
- ❖ VAT planning
- ❖ tax due diligence
- ❖ tax litigation
- ❖ tax compliance

YOUR TAXAND GLOBAL REAL ESTATE TAX TEAM

We are real estate tax professionals, all experts in local markets with more than 10 years' experience, working as a global team covering nearly 50 countries. We provide well considered tax advice to a wide range of clients including listed and non-listed real estate companies, developers, financial institutions, pension funds, real estate investment trusts and funds, management companies and high-net-worth individuals.

To discover how Taxand can deliver your global real estate tax advantage, contact your nearest Taxand real estate advisor.

For general enquiries:

Keith O'Donnell

T. +352 26 940 257

E. keith.odonnell@atoz.lu



ABOUT TAXAND

Taxand provides high quality, integrated tax advice worldwide. Our tax professionals, nearly 400 tax partners and over 2,000 tax advisors in nearly 50 countries—grasp both the fine points of tax and the broader strategic implications, helping you mitigate risk, manage your tax burden and drive the performance of your business.

We're passionate about tax. We collaborate and share knowledge, capitalising on our collective expertise to provide you with high quality, tailored advice that helps relieve the pressures associated with making complex tax decisions.

We're also independent—ensuring that you adhere both to best practice and to tax law and that we remain free from time-consuming audit-based conflict checks. This enables us to deliver practical advice, responsively.

Visit www.taxand.com to access more than 2,000 leading Taxand advisors across nearly 50 countries.

