

Taxation services for landlords

A specialist service

Income tax

As a landlord you are liable to pay income tax on any profits you make from property letting.

HMRC will usually require you to report your letting income on a self assessment tax return and will always require a tax return to be completed where the income, before deducting expenses is more than £10,000, or where the income after deducting expenses is more than £2,500.

Profits outside the self assessment system still have to be reported to HMRC.

We will complete the annual tax return on your behalf, ensuring that all possible expenses are deducted in computing the profit liable to tax.

We will also advise on the timing of payments of income tax and, where appropriate.

Capital gains tax

Broadly, if a property is sold for more than its acquisition cost then that profit or gain is subject to capital gains tax ('CGT').

Anyone disposing of a property, due to its value, will need to report those gains to HMRC on the self assessment tax return.

We can prepare the CGT computation to include all allowable deductions and the capital gains pages for your tax return.

We can also advise on strategies to mitigate CGT, for example by maximising the relief that is available in respect of a property that is or has been your main residence.

Inheritance tax

Broadly, where the total assets in your estate are valued at more than £325,000, the excess over £325,000 may be subject to inheritance tax ('IHT').

We can advise on strategies to minimise exposure to IHT, for example by putting investment properties into a trust.

Our services

As well as the above services we also provide:

- Tax advice when buying or selling commercial properties
- Advice to non-residential UK landlords
- Assistance with HMRC enquiries and investigations.



Editor:

Colin Fish

Partner

Norwich Office

t: 01603 663300

e: c.fish@lovewell-blake.co.uk

For further information and a free consultation please contact:

Aylsham: Lovewell Blake LLP, 1a and 1b Cawston Road,
Aylsham NR11 6BX
t: 01263 732151

Thetford: Lovewell Blake LLP, The Gables,
Old Market Street, Thetford IP24 2EN
t: 01842 755032

Bury St Edmunds: Lovewell Blake LLP, First Floor Suite,
2 Hillside Business Park, Bury St Edmunds IP32 7EA
t: 01284 337070

Market day office:
Diss

Ely: Lovewell Blake LLP, 11 Lynn Road,
Ely CB7 4EG
t: 01353 662447

www.lovewell-blake.co.uk

Great Yarmouth: Lovewell Blake LLP, Sixty Six,
North Quay, Great Yarmouth NR30 1HE
t: 01493 335100

Halesworth: Lovewell Blake LLP, The Wherry,
Quay Street, Halesworth IP19 8ET
t: 01986 873163

Lowestoft: Lovewell Blake LLP, Excelsior House,
9 Quay View Business Park, Barnards Way, Lowestoft
NR32 2HD
t: 01502 563921

Norwich: Lovewell Blake LLP, Bankside 300,
Peachman Way, Broadland Business Park, Norwich
NR7 0LB
t: 01603 663300



@LovewellBlake



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