



Stamp Duty Land tax

For property purchased in England,
Wales and Northern Ireland

Purchase price/lease premium or transfer value (from 1 April 2016)

Residential property	SDLT rate
Up to £125,000	Nil
Between £125,000 and £250,000	2%
Between £250,000 and £925,000	5%
Between £925,000 and £1,500,000	10%
Over £1,500,000	12%

3% supplement applies for second or buy to let homes above £40,000

SDLT is charged at the appropriate rate on each band applicable to that part of the purchase price.

SDLT is charged at 15% on residential properties costing more than £500,000 bought by companies or collective investment schemes, there are exceptions.

Non-residential and mixed use property	SDLT rate
Up to £150,000	Nil
Between £150,000 and £250,000	2%
Over £250,000	5%

Lease rentals (from 1 January 2010)

Residential property	SDLT rate
Up to £125,000	Nil
Over £125,000	1%

Non-residential property	SDLT rate
Up to £150,000	Nil
£150,001 to £5m	1%
£5m +	2%

On net present value of rent over term of lease.

For more information, contact Hugh, Shirley, Karen or Michael at Hugh Davies & Co on 01722 336647.