Investment property Tax deductions proposed legislation

Manager
Individuals Tax Unit
Individuals and Indirect Tax Division
The Treasury
Langton Crescent
PARKES ACT 2600

The Government's intention of stopping subsequent owners who purchased not new house from claiming deductions in excess of an assets value is wrong and very unfair, as it is treating a transaction of an asset unfairly. This new proposed approach in the draft legislation treats residential property investors differently from other investors like BHP(s) and Rio Tinto(s) of this world, by extinguishing a property investor's ability to claim a deductions based upon a transaction. There are gaps in current legislation where there is no depreciable value for second-hand plant and equipment. This would have been fair if legislation reviewed how second hand plant is valued. The cost of holding a property purchased "as not new" has increased almost 100%.

It is unfair and unreasonable.

Political rhetoric should not be allowed to blur the view of the truth. If other investors are allowed to claim deductions in this area, why not property investors?

Property investors are bearing the blunt of politicking. Housing affordability is a concern but it is not property investors who are causing a rise in the cost of housing in just two cities, Sydney and Melbourne. The country is changing good policies because of poor planning in two cities by the relevant State Governments.

The cheap shot of blaming property investors is very sad when you check the Stats which shows it is us ordinary mums and dads investing. Bureau of Statistics recently provided the numbers.

Yours truly disappointed

Munhu Mutema

Ordinary mum & dad property investor _ Creating employment for building workers, building supplies industries, Bankers, Real Estate Managers, Conveyancing solicitors, trades-persons for repair and maintenance. Above all provide accommodation to those not able to have their own house this time only.