

INVESTMENT PROPERTY CHECKLIST 2010/2011

ADDRESS OF PROPERTY

TAXPAYERS

Name	TFN	Ownership %

OTHER INFORMATION

Date of acquisition	
Date income first produced	
No. weeks rented 2010/2011 year	
Personal use %	
Gross rentals received in 2010/2011	

*Information provided in previous year(s) does not need to be repeated

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COST BASE INFORMATION	
Capital Expenses	\$
- Cost of Property	
- Valuation Fees	
- Professional Fees	
- Transfer Costs	
- Stamp Duty	
- Legal Fees	
- Non-capital Costs - where no deduction has been allowed	
- Improvements	
- Initial Repairs	

*Information provided in previous year(s) does not need to be repeated

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EXPENSES		
Expense	Amount (\$)	Notes
- Advertising for tenants		
- Borrowing expenses - Incl. mortgage insurance		
- Cleaning		
- Bank Charges		
- Management/agent fees		
- Depreciation		
- Electricity & gas		
- Gardening & lawn mowing		
- Insurance		
- Interest on loans		
- Land tax		
- Lease costs		
- Legal and accounting		
- Office supplies		
- Pest control		
- Repairs		
- Replacements		
- Strata fees		
- Telephone		
- Travel - inspection, rent collection		
- Property write off		
- Rates - council		
- Rates - water		
TOTAL		
Less personal usage (%)		
TOTAL EXPENSES		

