

Other Taxes

Property Tax, Rates, Stamp Duty and Hotel Accommodation Tax



Key proposals

Hotel Accommodation Tax

No changes proposed



Rating System

A progressive rating system for domestic properties has been effective from 1 January 2025.

Stamp Duty

The maximum value of properties chargeable to a stamp duty of \$100 has been increased to HKD 4 million starting from 26 February 2025.



Property Tax

No changes proposed



Rates (domestic property)

Rates waiver for each domestic property for the first quarter of 2025-26, subject to a ceiling of HKD 500 for each rateable property



Rates (non-domestic property)

Rates concession for each non-domestic property for the first quarter of 2025-26, subject to a ceiling of HKD 500 for each rateable property

Stamp Duty



Lease of immovable properties

Lease term	Rate
Not defined or is uncertain	0.25% of the yearly or average yearly rent
Does not exceed 1 year	0.25% of the total rent payable over the term of the lease
Exceeds 1 year but not exceeding 3 years	0.5% of the yearly or average yearly rent
Exceeds 3 years	1% of the yearly or average yearly rent

Sale and purchase of Hong Kong stocks

Tax rate
0.20% of the consideration or the market value of the stock as at the transfer date – whichever is higher

Sale or transfer of immovable properties



Ad valorem stamp duty



Property consideration		
Exceeds	Does not exceed	Scale 2 rates* (for non-residential properties)
	HKD 4,000,000	HKD 100
HKD 4,000,000	HKD 4,323,780	HKD 100 + 20% of excess over HKD 4,000,000
HKD 4,323,780	HKD 4,500,000	1.5%
HKD 4,500,000	HKD 6,000,000	2.25%
HKD 6,000,000	HKD 9,000,000	3.0%
HKD 9,000,000	HKD 20,000,000	3.75%
HKD 20,000,000		4.25%

* Subject to marginal relief
Applicable to any instrument executed on or after 26 February 2025 for the sale and purchase or transfer of residential and non-residential property

Hotel Accommodation Tax

Tax rate	3%
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Increase from 0% to 3% starting from 1 January 2025

Property Tax

Tax rate	15%
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The tax rate is applied to the “net assessable value” of the property which is calculated at the total rent receivable (net of rates) less 20% statutory allowance for repairs and outgoings.

Sources: Inland Revenue Ordinance
Stamp Duty Ordinance
Rating and Valuation Department’s website

Rates

Annual rateable value (Equivalent monthly rental)	Rates *
HKD 550,000 or below (monthly rental of HKD 45,833 or below)	5%
HKD 550,001 - HKD 800,000 (monthly rental of around HKD 45,833 to HKD 66,667)	First HKD 550,000: 5% Next HKD 250,000: 8%
Above HKD 800,000 (monthly rental of over HKD 66,667)	First HKD 550,000: 5% Next HKD 250,000: 8% Above HKD 800,000: 12%

* A flat rate of 5% was applied to the “rateable value” which is the estimated annual rental value of the property at a designated valuation reference date before 1 January 2025.

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