

BMT Tax Depreciation

QUANTITY SURVEYORS



Claim thousands on your
commercial property
with a BMT Tax Depreciation Schedule

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Depreciate and save

Property depreciation is the wear and tear of buildings and assets within a property over time. The Australian Taxation Office allows the owners of income-producing properties to claim this depreciation as a tax deduction.

Regardless of whether the property is new or old, it's likely there are substantial depreciation deductions available. For this reason, it's worth discussing your individual situation with our team.

Maximise your depreciation deductions with a BMT Tax Depreciation Schedule.

BMT has been trusted by commercial property owners and tenants Australia-wide for almost 30 years. We have completed thousands of commercial tax depreciation schedules for all commercial property types including agricultural facilities, manufacturing, automotive and mechanical, industrial and warehouse, hospitals, medical centres and many more.

Maximise your cash flow with BMT

A BMT Tax Depreciation Schedule:



Is a comprehensive report
that lasts the 40 year lifetime of the property



Applies industry-specific legislation
to maximise your deductions and improve cash flow



Includes alternative methods of depreciation
to suit your long and short term strategy



Shows previous year deductions
so you can claim back missed dollars



We work with your accountant
to maximise your deductions



We guarantee to find double our fee
in deductions in the first full financial year claim
or there will be no charge for our services

Commercial tenants

If you're a commercial property tenant, you can claim depreciation for any fit-out that you undertake on the property. It's important that a qualified Quantity Surveyor is consulted to ensure you maximise deductions as a tenant and these are identified separately to the owner's deductions.

Asset register

Asset registers are a comprehensive solution when your business or commercial enterprise needs to maintain a thorough inventory of assets. Our asset registers help with managing existing and new inventory by itemising, photographing and optional barcoding of each asset.

Our experience



Property: Westpac House

Location: Adelaide, SA

Property: Epping Homemaker Centre

Location: Epping, VIC



Property: Mining Equipment

Location: Thornton, NSW

Real deductions, real returns

| Deduction assessment | | | |
|----------------------|----------------|-------------------------|---------------------------|
| | Purchase price | Year 1 depreciation | Year 1-5 depreciation* |
| Hotel | \$2,300,000 | \$92,300 - \$104,100 | \$318,900 - \$349,500 |
| Industrial warehouse | \$1,150,000 | \$40,600 - \$51,900 | \$141,800 - \$188,100 |
| Large office tower | \$26,450,000 | \$855,900 - \$1,490,000 | \$3,920,000 - \$5,630,000 |
| Office | \$940,000 | \$34,900 - \$44,500 | \$125,300 - \$167,400 |
| Retail | \$1,400,000 | \$65,200 - \$76,400 | \$256,400 - \$304,100 |

* The depreciation deductions in this example have been calculated using the diminishing value method of depreciation.



Estimate your likely deductions with the BMT Tax Depreciation Calculator online or via the app. Visit bmtqs.com.au/calc



BMT makes it easy

The process is simple

1

Property details

Tell us some information about your property. We'll find the rest.

2

Site inspection

Our professionally trained staff will inspect your property.

3

Claim deductions

Your schedule will be tailored to ensure your depreciation is maximised every year.

Register for *MyBMT* via mybmt.bmtqs.com.au to manage your depreciation and property investment needs.

bmtqs.com.au

Free estimate

To request an estimate of your likely deductions:

 **Call** 1300 728 726

 **Fax** 1300 728 721

 **Email** commercial@bmtqs.com.au

 **Visit** bmtqs.com.au/commercial-quote

Enquiry form

Name

Property address

| | | |
|-------|--------|----------|
| | State | Postcode |
| Email | Mobile | |

Offices

| | | Local call | 1300 728 726 |
|------------|--------------|------------|--------------|
| Sydney | 02 8265 5500 | Melbourne | 03 9296 6200 |
| Parramatta | 02 9633 5830 | Adelaide | 08 8193 5900 |
| Newcastle | 02 4978 6477 | Canberra | 02 6257 4800 |
| Brisbane | 07 3513 7400 | Perth | 08 6318 8700 |
| Cairns | 07 4031 5699 | Hobart | 03 6231 7100 |
| Gold Coast | 07 5526 3520 | Darwin | 08 8924 8200 |