

REAL PROPERTY GAINS TAX (RPGT)



LHDNM-R/014/10

Together We Develop The Nation



Nuñairi
Caw. Muar

Introduction

Real Property Gains Tax (RPGT) is tax charged on gains arising from the disposal/selling of real properties or shares in Real Property Companies (RPC)

Submission of RPGT Form

Item	Before 1 April 2007	From 1 January 2010
Disposer/Seller i. Real Property ii. Shares in RPC	CKHT 1 CKHT 1	CKHT 1A CKHT 1B
Acquirer/Buyer i. Real Property ii. Shares in RPC	CKHT 2 CKHT 2	CKHT 2A CKHT 2A

Submit the RPGT forms to the LHDNM's Branch which handles the disposer's tax file within 60 days from the date of disposal

Attach The Following Documents

- Copy of Sale and Purchase Agreement (S&P)
- Form of Transfer of Securities (Form 32A) and Form of Allotment of Shares (Form 24)
- Copy of Letter of Ownership (if any) / Memorandum of Transfer (KTN 14A)
- Receipts of expenses/incidental cost

Remittance

Acquirer is required to remit an amount of 2% of the consideration value or the whole sum of the consideration (whichever is less) within 60 days from the disposal date to LHDNM. If the disposal is not liable to RPGT, the disposer can submit form CKHT 3 to waive the requirement to remit the 2%

Disposals Not Liable to RPGT

- Disposal made after 5 years from the date of acquisition of the property
- Gift/transfer of real property amongst:
 - Husband and wife
 - Parent and child
 - Grandparent and grandchild
- Gains on disposal of residential property once in a life time for Malaysian citizen or permanent resident of Malaysia (this exemption must be applied for by filling up an exemption election form)

RPGT Rate

From 1 January 2010, RPGT will be imposed at the effective rate of 5% on gains arising from the disposal of real properties/shares in Real Property Companies within 5 years from the date of acquisition

RPGT Payment Facilities

- LHDNM payment counter
- CIMB Bank
- Public Bank
- Maybank
- EON Bank
- e-Bayaran Service at LHDNM Website: www.hasil.gov.my

www.hasil.gov.my

1-300-88-3010

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