//Interview Purpose

The person is a purchaser of property if

The person = “Purchaser”.

The person is a seller of property if

The person = “Seller”.

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Index Logic

GST at Settlement will apply to the purchaser if

Either

The purchaser is known as a 'recipient of a taxable supply or

The purchaser is defined as a ‘recipient’ of a taxable supply.

AND

Either

The supply is known as by way of sale of long-term lease or

The supply is defined as by way of sale or long-term lease.

AND

Either

The supply is known to be of new residential premises or of potential residential land.

The supply is defined to be of new residential premises or of potential residential land.

AND

Either

The Transitional Rules are known to not apply or

The Transitional Rules do not apply.

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Branch Logic

the purchaser is not defined as a ‘recipient' of a taxable supply if

Any of the following are satisfied

The seller is not register or required to be registered for GST or

The sale of the residential premises is input taxes or

The sale is a GST-free supply.

12.

The Transitional Rules do not apply if

The contracts were exchanged between the parties before 1 July 2018, or

both

The contract was entered into by the purchaser and the vendor executing two copies of the contract in turn and

The acceptance of the offer was communicated to the other party before 1 July 2018.

The supply is defined to be of new residential premises or of potential residential land if

The supply is defined to be of potential residential land or

The supply is defined to be of potential residential land

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The supply is defined to be of potential residential land if

The property is of 'potential residential land' and

The property is included in a 'property subdivision plan’ and

The property does not contain any building that is in use for a commercial purpose and

either

The purchaser is not registered for GST or

The purchaser is registered but does not purchase the property for a creditable purpose.

17.

The supply is defined to be of new residential premises if

Any of the following are true

The supply has been created through substantial renovations or

The supply is of commercial residential premises.

Source

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