



**INLAND REVENUE DEPARTMENT  
STAMP OFFICE**

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**Stamp Duty Rates Table**

*[Where the stamp duty calculated includes a fraction of \$1, round-up the duty to the nearest \$1.]*

**Lease**

For lease of immovable property in Hong Kong, stamp duty is calculated at rates which vary with the term of the lease as follows:-

Term		Rate
Not defined or is uncertain		0.25% of the yearly or average yearly rent (Note 1a)
Exceeds	Does not exceed	
	1 year	0.25% of the total rent payable over the term of the lease (Note 1a)
1 year	3 years	0.5% of the yearly or average yearly rent (Note 1a)
3 years		1% of the yearly or average yearly rent (Note 1a)
Key money, construction fee, etc. mentioned in the lease		4.25% of the consideration if rent is also payable under the lease. Otherwise, same duty as for a sale of immovable property

Note : 1a The yearly rent/average yearly rent/total rent has to be rounded-up to the nearest \$100.  
1b Any deposit which may be mentioned in the lease will not be taken into account in assessing the stamp duty.

**Sale or Transfer of Immovable Property**

For immovable property in Hong Kong, stamp duty is calculated at rates which vary with the amount/value of the consideration or value of the property as follows:-

**Rates at Scale 2 or Part 1 of Scale 1**

Amount or value of the consideration or value of the property (whichever is the higher)		Rates at Scale 2 or Rates at Scale 1 (Part 1)
Exceeds	Does not exceed	
	\$4,000,000	\$100
\$4,000,000	\$4,323,780	\$100 + 20% of excess over \$4,000,000
\$4,323,780	\$4,500,000	1.5%
\$4,500,000	\$4,935,480	\$67,500 + 10% of excess over \$4,500,000
\$4,935,480	\$6,000,000	2.25%
\$6,000,000	\$6,642,860	\$135,000 + 10% of excess over \$6,000,000
\$6,642,860	\$9,000,000	3.00%
\$9,000,000	\$10,080,000	\$270,000 + 10% of excess over \$9,000,000
\$10,080,000	\$20,000,000	3.75%
\$20,000,000	\$21,739,120	\$750,000 + 10% of excess over \$20,000,000
\$21,739,120		4.25%

**Rates at Part 2 of Scale 1**

Amount or value of the consideration or value of the property (whichever is the higher)		Rates at Scale 1 (Part 2)
Exceeds	Does not exceed	
	\$2,000,000	1.5%
\$2,000,000	\$2,176,470	\$30,000 + 20% of excess over \$2,000,000
\$2,176,470	\$3,000,000	3.00%
\$3,000,000	\$3,290,330	\$90,000 + 20% of excess over \$3,000,000
\$3,290,330	\$4,000,000	4.5%
\$4,000,000	\$4,428,580	\$180,000 + 20% of excess over \$4,000,000
\$4,428,580	\$6,000,000	6.00%
\$6,000,000	\$6,720,000	\$360,000 + 20% of excess over \$6,000,000
\$6,720,000	\$20,000,000	7.5%
\$20,000,000	\$21,739,130	\$1,500,000 + 20% of excess over \$20,000,000
\$21,739,130		8.5%

Note : 2a Ad valorem stamp duty (“AVD”) is chargeable on agreements for sale and purchase of immovable property. After the agreement has been duly stamped, the related conveyance will be chargeable with a fixed stamp duty of \$100 only.  
2b Unless specifically exempted or otherwise provided, the rate of AVD under Part 1 of Scale 1 is applicable to instruments of residential property executed on or after 5 November 2016. The respective flat rates of AVD under Part 1 of Scale 1 for the periods from 5 November 2016 to 24 October 2023 and 25 October 2023 to 27 February 2024 are 15% and 7.5% on the stated consideration or the market value of the property (whichever is the higher). With effect from 28 February 2024, the rates of AVD under Part 1 of Scale 1 are amended to the same as those of AVD under Scale 2.  
2c Unless specifically exempted or otherwise provided, the rates of AVD under Part 2 of Scale 1 are applicable to instruments of residential property executed on or after 23 February 2013 but before 5 November 2016 and instruments of non-residential property executed on or after 23 February 2013 but before 26 November 2020. Any instrument executed on or after 26 November 2020 for the sale and purchase or transfer of non-residential property will be subject to AVD at the rates under Scale 2.  
2d Unless specifically exempted or otherwise provided, a single instrument executed on or after 12 April 2017 for acquisition or transfer of more than one residential property is subject to AVD at the rate under Part 1 of Scale 1.

With effect from 20 November 2010, any residential property acquired on or after 20 November 2010, either by an individual or a company (regardless of where it is incorporated), and resold within 24 months ((i) the property was acquired on or after 20 November 2010 and before 27 October 2012; or (ii) the property was acquired on or after 26 October 2021 and disposed of on or after 25 October 2023 but before 28 February 2024) or 36 months (the property was acquired on or after 27 October 2012 and disposed of before 25 October 2023), will be subject to a Special Stamp Duty (“SSD”). SSD is calculated by reference to the stated consideration or the market value of the property (whichever is the higher), at the following rates for different holding periods of the property by the seller or transferor before disposal:-

Holding Period	The property was acquired on or after 20 November 2010 and before 27 October 2012	The property was acquired on or after 27 October 2012 and disposed of before 25 October 2023	The property was acquired on or after 27 October 2012 and disposed of on or after 25 October 2023 but before 28 February 2024
6 months or less	15%	20%	20%
More than 6 months but for 12 months or less	10%	15%	15%
More than 12 months but for 24 months or less	5%	10%	10%
More than 24 months but for 36 months or less	-	10%	-

Unless specifically exempted, Buyer's Stamp Duty (“BSD”) is payable on an agreement for sale or a conveyance on sale executed on or after 27 October 2012 but before 28 February 2024 for the acquisition of any residential property. BSD is charged at 15% on the stated consideration or the market value of the property (whichever is the higher) from 27 October 2012 to 24 October 2023. The rate is 7.5% from 25 October 2023 to 27 February 2024.

### **Transfer of Hong Kong stock**

For Hong Kong stock, stamp duty is calculated as follows:-

Nature of Document	Rate (with effect from 17 November 2023)
Contract Note for sale or purchase of Hong Kong stock	0.1% of the amount of the consideration or of its value on every sold note and every bought note
Transfer operating as a voluntary disposition inter vivos	\$5 + 0.2% of the value of the stock to be transferred
Transfer of any other kind	\$5