

Capital gains tax on parts of one's own home that have been rented out.

The demand for accommodation is outstripping supply, resulting in rising rents. Yet at the same time there has never been so many empty bedrooms and granny flats in Australia. The complicated and unnecessary capital gains tax treatment of portions of one's home (be it a bedroom or a granny flat) is a strong disincentive for homeowners to rent them out. Abolishing such a tax would benefit potential landlords (many who are struggling with mortgages) and increase supply to renters at the bottom end of the market such as local and international students and short term visitors to this country. This would also free up a number of investment rental properties for others in the rental market.

Ryan Farquharson

PO Box 326
Blackwood SA 5051
08 8178 0941