

Case Study: Thistle House Guest House

B&B, Hotel & Guest House



£160k

capital allowances
uncovered

Thistle House Guest House is a magnificent Victorian country house, overlooking the banks of Loch Fyne on the West Coast of Scotland. The period style accommodation offers seven guest bedrooms, individually named after local clans from the surrounding rural location. All display fantastic views and have been subtly enhanced with modern luxuries. The property was purchased for £575,000 in 2008.

£53k

unlocked in
total tax savings

Overview of the claim

As a former accountant, the owner had some previous knowledge of this tax relief but knew he would need capital allowances specialists like us to identify all qualifying embedded fixtures and reclaim the tax savings due from HMRC.










£6k

reclaimed as a cash
rebate for overpaid
tax (after fee)

The result

A technical building survey from one of our in-house surveyors identified the full entitlement of qualifying allowances. This amounted to more than £160,000. The claim was submitted within just two weeks and generated almost £53,000 in total tax savings for the owner. A cash rebate of £6,000 was also refunded to the owner for overpaid tax in addition to the total wipe out of his next tax bill.

Qualifying items:

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|  Lighting and Electric Systems |  Carpets and Flooring |  TV and Phone Ports |
|  Heating and Ventilation Systems |  Security and Fire Alarms |  Ironmongery |
|  Water Systems and Drainage |  Kitchens and Bathrooms |  Disposal Installations |



"I nearly ignored this opportunity but am glad I took the time to listen as we have just received our refund. I look forward to claiming the other allowances over the coming years too. I cannot praise the professionalism of Zeal enough, everything was handled with efficiency and we were kept informed all the way through."



Mr Patterson,
Owner of Thistle House

ZEAL

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