

Get your Condo HST Rebate

Rebate4U: Canada's Best Source to Help you Claim a Condo HST Rebate

Who is Eligible for a Condo HST Rebate?

Most people are aware of the [HST rebate](#) for principal residence. This rebate is offered only to purchasers who make the property their principal residence. However, many people do not know about the rental rebate that is offered to purchasers who intend to use the property as an investment and therefore lease the property.

If you've purchased a newly built condominium or any other type of residential property as an income property, you may be eligible for a rental rebate of up to \$30,000. The criteria are that you have at least a one year lease agreement and that the final closing took place in the past two years.

Most people who purchase brand new properties are asked on closing whether they intend on making it their principal residence. The reason is that builders include a portion of an HST rebate for principle residences in the original purchase price, which can be up to \$30,000. This is a credit on a portion of the total HST payable on the property. Many are confused because they are told that the final purchase price includes the HST – be aware that most builders present prices that include HST, minus a rebate which is only applicable to purchasers who move into their properties. Since many purchasers, especially condo investors do not move into their units, they are required to add extra HST on closing.

Rebate4U can help you pay the extra HST and recover the condo rebate from the government. Our [Rental Rebate](#) Loan Service helps you avoid headaches, borrowing fees, and potential liens on your property.

Very often, purchasers receive the HST rebate for principle residences in error. This may happen, for example, if they or an immediate family member intends to make this property their permanent residence but fails to do so. In this case, the purchaser receives a credit from the government that he or she was not eligible for. The government looks for such cases and demands that the money will be returned with heavy interests and penalties. As well, in most cases, the government only contacts those purchasers two years after final closing- when it's too late to apply for the rental rebate!

We can help purchasers avoid this situation all together: we can communicate with the government, explain the misunderstanding and file a rental rebate instead of the rebate application for principle residences submitted in error by the builder. In this case, the rental rebate will be

deducted from the purchaser's owing.

Whether you just bought your first condominium or are a seasoned real estate investor, there is money to be made by pursuing HST rebates.

Our expert staff will work with you to see if you are eligible for a condo rebate.

The professionals at Rebate4U will happily answer any questions you have along the way and will work tirelessly to make sure you receive the most money possible. Our track record speaks for itself and with nearly \$20,500,000 worth of rebates filed for our clients already, you can be confident that – if eligible – we will do the same for you! Visit us at 2700 Dufferin St. in Toronto, Ontario or give us a call at 1-800-610-4510 so we can answer any questions you may have and help you begin the steps necessary to start your [condo HST rebate](#) process today!