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# Discourses around negative gearing of investment properties in Australia

Hazel Blunden

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## Abstract

A tax rule whereby losses on a rental property are deductible against personal taxable

income (Australian  
practice by politicians  
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## Disclosure statement

No potential conflict of interest was reported by the author.

## Notes

1 For a useful summary, see Tables 14 and 17 in Oxley et al. (2010).

2 While this includes commercial and other non-residential real estate, this article will focus on residential dwellings.

3 It should be noted that there are a growing number of landlords who reside in a rented dwelling themselves and rent out their investment propert(ies).

4 This refers to the Australian Labor Party and the Coalition (the Liberal Party of Australia and The Nationals).

5 After head of the Review, economist Ken Henry.

6 After head of the Review, economist Ken Henry.

7 The Liberal Party of Australia

8 The ov

9 For a c  
(2014)  
of the  
New Zea

10 An ea  
housing.



11 Rental legislation in NSW offers little security of tenure outside of the industry-standard six-month term of most residential tenancy leases, with a 30-day notice of termination period required if the landlord wishes to sell their property and a 90-day notice of termination period for 'no grounds' (no reason) termination. There is no limit on the quanta of rent increase provided proper notice is given.

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