

How to calculate property tax



Multiplying the AV of your property with the relevant property tax rates that apply to you.

AV is the estimated annual rent of your property

For example, an AV of \$10,200 is equivalent to a market rent of \$850 per month, assuming your property is rented out.



PROPERTY TAX RATES FOR

Residential properties

- Owner-occupier tax rates range from 0% to 16%.
- Non-owner-occupier tax rates range from 10% to 20%.
- The tax rates depend on the AV bands.

Non-residential properties

Non-residential properties, such as commercial and industrial buildings and land, are taxed at 10%.

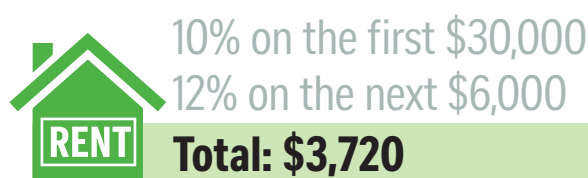
Sample calculation for property tax

Your property tax rates change with the occupancy status of the residential property. For example, if you decide to rent out your property which you were living in, your property tax rates will change. Based on the AV of \$36,000, the tax amounts based on the different tax rates are calculated as follows:

LIVING IN THE PROPERTY



RENTING OUT THE WHOLE PROPERTY



You can apply for the lower owner-occupier tax rates if you are occupying the residential property.

Property tax rates (For residential properties only)

OWNER-OCCUPIER TAX RATES

AV(\$)	Progressive tax rates (%)	Property tax payable (\$)
First 8,000 Next 47,000	0 4	0 1,880
First 55,000 Next 15,000	- 6	1,880 900
First 70,000 Next 15,000	- 8	2,780 1,200
First 85,000 Next 15,000	- 10	3,980 1,500
First 100,000 Next 15,000	- 12	5,480 1,800
First 115,000 Next 15,000	- 14	7,280 2,100
First 130,000 Above 130,000	- 16	9,380

NON-OWNER-OCCUPIER TAX RATES

AV(\$)	Progressive tax rates (%)	Property tax payable (\$)
First 30,000 Next 15,000	10 12	3,000 1,800
First 45,000 Next 15,000	- 14	4,800 2,100
First 60,000 Next 15,000	- 16	6,900 2,400
First 75,000 Next 15,000	- 18	9,300 2,700
First 90,000 Next 90,000	- 20	12,000

Timeline for property tax

Nov 2017

Letter notifies taxpayers that they will receive electronic notices for their property tax. To receive property tax notices in hard copy, taxpayers can opt out online via myTax Portal or SMS Iras.



Dec 2017

SMS notifying taxpayers when their electronic notice is ready for viewing on myTax Portal and informing them of the tax amount payable and the due date. SMS acknowledgement to taxpayers when payment is received.



Jan 2018

SMS notification reminding taxpayers on the tax amount payable and the due date.



Due date for property tax payment.

