

Property Tax Guidelines Vermont

Important Dates

<i>Valuation Date</i>	April 1st
<i>Tax Bills Due</i>	Varies by jurisdiction
<i>Assessment Cycle</i>	Varies by jurisdiction
<i>Valuation Notice</i>	April through June
<i>Appeal Deadline</i>	14 days from Grand List or Change of Appraisal Notice (May through July)



ABOUT NEWMARK V&A PROPERTY TAX

Newmark's Property Tax group offers owners, investors and developers a specialized approach to property tax management and minimization. Our experts are committed to solving property tax issues and have the resources of our national V&A practice at their disposal, making us the premier practice in the industry. Clients turn to our Property Tax team to manage and minimize their overall property tax liability with expertise and integrity. Our nationwide roster of property tax experts possesses unrivaled acumen and comprehensive knowledge of local markets with support from our in-house, MAI-designated appraisers. Informed by proprietary market intelligence from more than 100 Newmark offices across the country, the Property Tax group tailors tax solutions to each client's unique needs. Our team supports owners, investors and developers at every stage of the property life cycle, from pre-acquisition and construction to annual assessment reviews/appeals and management all the way through to disposition.

CONTACT

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Who is assessing?

Local Municipality Lister or Assessor

How is the assessed value determined?

The assessed market value should be determined through the income approach, sales comparison approach, and/or the cost approach. In reality, commercial real property is often assessed through mass appraisal, leaving many properties unfairly over-assessed.

Which properties are the best candidates for appeal?

Properties that demonstrate high vacancy rates, deferred maintenance, functional or economic obsolescence, or tenant/operational issues. Assets that are not uniformly assessed with their competitive set should also be reviewed.

What are the levels of appeal?

Board of Listers or Assessors
Board of Civil Authority (BCA)