

ASSESSMENT TOOLS




Determining your home's value

The value of your home is determined by sales of properties with similar characteristics that sold within Calgary in the last three years. Our assessors also consider your property's unique characteristics including:

- Location
- Lot size
- Quality
- Influences (view, green space, traffic, etc)
- Building size
- Renovations
- Age

For more information on how properties are assessed, visit calgary.ca/assessment

Assessment Search

Assessment Search 

Our online resources provides property owners access to more detailed information about their assessment and property details, including:

- Review property details for accuracy.
- Search for comparable properties to ensure fairness and equity.
- Search for sales of similar properties in the area.
- View market specific information trends and learn how assessments are prepared.
- Authorize an agent.
- Request additional assessment information.
- Manage your account.
- Sign up for eNotice notifications.
- Find an estimate of your property taxes.



Go paperless

Sign up to receive your next Property Assessment notice online. Visit calgary.ca/assessment

Have a question or comment about your assessment?

- Phone: **403-268-2888**
(Mon. – Fri., 8 a.m. – 4:30 p.m.)
- Online: **calgary.ca/assessment**
- Hearing impaired: Contact 711 to request 403-268-2888
- In-person: Call 403-268-2888 to book an appointment
- Mail: The City of Calgary (#8002)
P.O. Box 2100, Stn. M
Calgary, AB T2P 2M5



Ask The City Assessor

Join us for a public session with the City Assessor and ask general questions about the 2022 Property Assessment Roll and process.

When: **Jan. 18, 7–8 p.m.**

Where: Virtual, on Microsoft Teams.

Register at calgary.ca/assessment



Get an estimate of your property tax bill

Enter your property's assessment value on calgary.ca/taxcalculator

Calgary



Your 2022 Property Assessment

is based on the market value of your property as of July 1, 2021 and reflects the property's characteristics as of December 31, 2021.



Property assessment and tax distribution

Property assessment is a distribution mechanism for property tax. Your property tax bill is determined by the budgetary needs of The City and The Province multiplied by the portion allocated to you. Your portion is determined by the value of the property you own in Calgary, which is your property assessment each year.

Three factors that can impact your property tax:

- Your property's assessed value increases or decreases greater than the **typical change** for your property class (residential, non-residential). See *diagram*.
- Changes in the budgetary needs of The City or Province to provide services.
- Council approves adjustments to the municipal tax distribution between residential and non-residential classes.




TYPICAL CHANGE

How does a change in my property's value impact my tax?

While the real estate market has gone up, an increase or decrease in your property's value doesn't mean your property tax will automatically go up or down. Your property's year-to-year value change compared to the typical value change for all residential and non-residential properties determines how your property tax might be impacted.

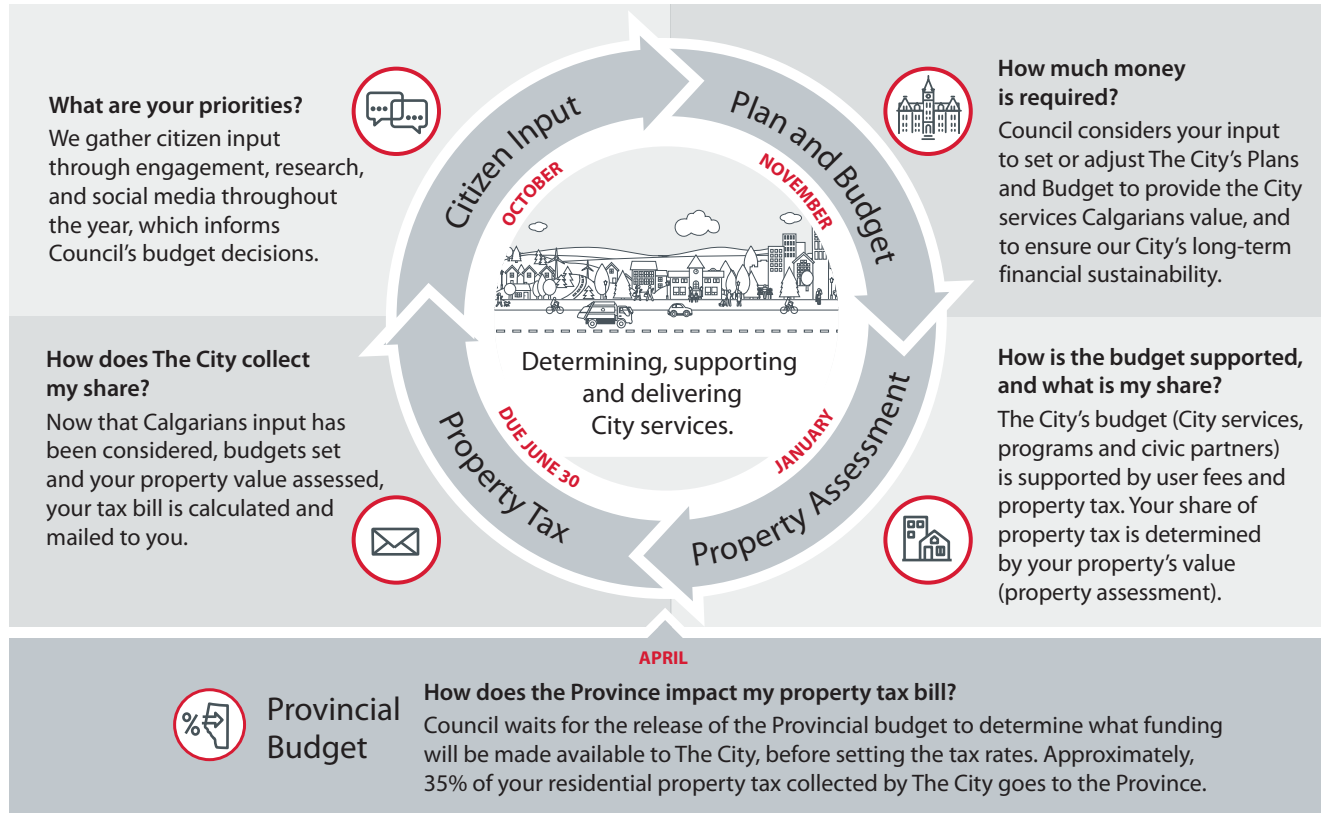
Learn more and see the 2022 typical value change for all residential and non-residential properties on calgary.ca/assessment

If your property's value change is:

TYPICAL CHANGE	TYPICAL CHANGE	TYPICAL CHANGE
		
Lower than the typical change for residential	Similar to the typical change for residential	Higher than the typical change for residential
\$↓ Less tax	⌘ Tax stays similar	\$↑ More tax

Assuming no changes to budgetary requirements by Council or the Province.

Determining and supporting your City services



WHERE DOES MY RESIDENTIAL PROPERTY TAX DOLLAR GO?

