



May 2022

Client Advisory

PHILADELPHIA PROPERTY REASSESSMENTS FOR TAX YEAR 2023

The Philadelphia Office of Property Assessment is implementing a citywide reassessment of more than 580,000 properties in Philadelphia to take effect tax year 2023. According to the City, the reassessment found that the aggregate value of all properties in Philadelphia has risen by approximately 21 percent since tax year 2020. The City expects the reassessment increases will result in higher property taxes and projected \$460 million in additional tax revenues to its General Fund over the next five-year period.

The new values are available online at property.phila.gov. Written notices of the new values are scheduled to be mailed out by September 1, 2022 at the latest.

[Click here for a copy of the Announcement](#)

The annual assessment appeal deadline in Philadelphia is on or before the first Monday in October of the pre-tax year. Taxpayers should evaluate the impact of COVID-19 and current market conditions on the value of their property, and take the necessary steps to protect their rights to a fair and uniform tax year 2023 reassessment.

[David Schneider](#) is a partner in Archer's [Real Estate Tax Appeal Group](#). His primary practice is Pennsylvania property tax appeals where he has significant experience representing Philadelphia taxpayers. Please feel free to contact David at 484.213.4394 or dschneider@archerlaw.com to discuss how you may be able to lower your assessment and real estate taxes. He can help you review your assessment and evaluate your case. There is no fee for a preliminary analysis of your property tax assessment.

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