

Homestead Deduction, Senior Citizen and Disabled Tax Relief



What Are These Tax Benefits?

The **Homestead Deduction** reduces your real property's assessed value by \$87,050 for tax year 2024 (amount is subject to change annually). This is a savings of \$739.93 from your annual real property tax bill.

The **Senior Citizen or Disabled Tax Relief** reduces your annual real property taxes by 50%.

Annual assessment increases for properties receiving the Homestead Deduction are limited to a 10% cap credit; 2% for properties receiving Senior or Disabled Tax Relief. The cap credit will be applied automatically if you qualify.

How Do I Qualify?

To qualify for and keep ANY of these tax benefits, you must be domiciled in DC and the property listed on the application must be your principal residence.

For both the Senior Citizen and Disabled Tax Relief, the 2022 Federal Adjusted Household Gross income must be less than \$154,750 (amount is subject to change annually).

To qualify for the Senior Citizen Tax Relief, you must be 65 or over. To qualify for the Disabled Tax Relief, you must have been determined by the Social Security Administration to be completely and permanently disabled, or be receiving District or Federal disability payments.

How Do I Apply?

Applications must be submitted electronically through MyTax.DC.gov. If you cannot apply through MyTax.DC.gov, please call 202-727-4TAX (4829) to request a waiver.

What Does It Mean to Be "Domiciled"?

To be considered domiciled in DC, you should:

- Obtain a DC driver's license or identification card.
- Register your vehicle in DC.
- Register to vote in DC.
- Federal and DC tax returns should use the address of the property for which the benefit is sought.

The more DC indicators you have, the better.

When Will the Tax Benefits Be Applied?

If an application is filed and approved between October 1 and March 31, the tax benefits will apply for the entire tax year.

If an application is filed and approved between April 1 and September 30, the tax benefits will apply to ONLY the second half of the tax year.

What If the Property No Longer Qualifies?

If the property loses eligibility for any of these tax benefits, the owner must submit a request for cancellation of the tax benefit(s) within 30 days of the change in eligibility through MyTax.DC.gov.

If a cancellation request is not timely submitted and OTR later determines that the property is ineligible for any of these tax benefits, additional taxes will be assessed along with applicable interest and penalties.

