

2019 CITY OF WAUWATOSA REVALUATION

The City Assessor's Office will be conducting a City-wide revaluation for the 2019 tax year.

- The goal of a **revaluation** is to create uniform, equitable and fair assessments so that each property bears its fair share of the property tax burden. The 2019 assessments will reflect market value. As of 1-1-2019 utilizing sales activity from the past 2-3 years.
- Market value is based on recent arms-length sales in the City of Wauwatosa.
 - Market value is the most probable price, in cash or its equivalent, which a property would bring in a competitive and open market under all conditions requisite to a fair sale: the buyer and seller each acting prudently, knowledgeably, and without compulsion.
- A **Notice of Assessed Value** will be mailed to property owners indicating the 2019 assessed value of the property. The anticipated mailing date for these notices is late summer 2019.
- The Assessor's Office will have a month long **Open Book** period where property owners may view the 2019 assessments. **The dates of the open book will be listed on the Notice of Assessed Value.** The 2019 assessment will be available for viewing in the Assessor's Office and the City of Wauwatosa Library. The assessed values will also be available on our website: www.wauwatosa.net
- **Tax bills will be mailed mid-December 2019** based on the revaluation, by the Treasurer's Office. Due to expected changes in the city-wide re-distribution of property values, it will not be possible to estimate the impact of the 2019 revaluation for individual property owners.

Please contact the City of Wauwatosa Assessor's Office with any additional questions at tassessor@wauwatosa.net or visit www.wauwatosa.net