

We're here to help

The Municipal Property Assessment Corporation (MPAC) is responsible for assessing and classifying more than five million properties in Ontario in compliance with the *Assessment Act* and regulations set by the Government of Ontario. Every four years, we conduct a province-wide Assessment Update and mail Property Assessment Notices to every property owner in Ontario.



Your Property.
Our Assessment.
Know More About It.

- ◆ Learn how your property was assessed and see the information we have on file
- ◆ Learn more about market trends in your area
- ◆ Compare your property to similar properties in your area
- ◆ If you do not agree with your property's assessment you can request a review
- ◆ Look for your login information on your Property Assessment Notice

Still have questions?

Visit mpac.ca or aboutmyproperty.ca

Call 1 866 296-MPAC (6722)
TTY 1 877 889-MPAC (6722)

If you have accessibility needs, please let our representatives know how we can assist you.

Your Newly Built Home.
Our Assessment.
Know More About It.



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Congratulations on the purchase of your newly built home!

1 Shortly after you move into your new home, you will receive a Property Assessment Change Notice. MPAC issues this Notice when there has been a change to your assessment during the property tax year. In your case, a new house was built.

2 Our assessors are trained experts in the field of valuation and apply appraisal industry standards and best practices. We look at sales and compare your property to similar properties that have sold in your area. This approach is called Current Value Assessment.

3 We look at land title documents as well as building permits, and often conduct on-site property inspections to ensure we have the most up-to-date and accurate information on your property.

MPAC's province-wide Assessment Updates of property values have exceeded international standards of accuracy. Did you know MPAC's assessments and data are also used by banks, insurance companies and the real estate industry?

4 We also look at these five factors, which account for 85% of your home's value:



5 MPAC provides your property's assessment information to your municipality/local taxing authority.

6 Your municipality mails you a supplementary tax bill for your new home. This bill covers the property tax you owe — from the date the property is registered in your name, to the end of the current tax year.

7 Learn more about your assessment, the relationship between property assessment and taxation, and more by visiting aboutmyproperty.ca.

