

# Property Tax Table

DATA UPDATED AS OF JULY 7<sup>TH</sup>, 2025

Prepared by the CBRE Mid-Atlantic Multifamily Investment Properties Team

[www.cbre.com/instmidatlanticmultifamily](http://www.cbre.com/instmidatlanticmultifamily)

## COMMONWEALTH OF VIRGINIA TAX RATES FOR FY 7/1/2025 - 6/30/2026

Hyperlink →	ARLINGTON <sup>1</sup>	CITY OF ALEXANDRIA <sup>1</sup>	FAIRFAX <sup>1</sup>	CITY OF FAIRFAX	CITY OF FREDERICKSBURG
Recordation Tax	\$0.333 per hundred (\$0.083 Co. + \$0.250 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)	\$0.333 per hundred (\$0.083 Co. + \$0.250 St.)	\$0.333 per hundred (\$0.083 City + \$0.250 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)
Grantor's Tax*	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred
Rgnl. Congestion Relief Fee	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred	No Fee
Property Tax	\$ 1.033 per hundred	\$1.135 per hundred	\$1.1225 per hundred	\$1.055 per hundred	\$0.81 per hundred
Notes					Annual Property Tax includes \$0.01 fire

Hyperlink →	HENRICO <sup>1</sup>	LOUDOUN <sup>1</sup>	MANASSAS	MANASSAS PARK	NEWPORT NEWS
Recordation Tax	\$0.333 per hundred (\$0.083 City + \$0.25 St.)	\$0.333 per hundred (\$0.083 Co. + \$0.250 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)	\$0.333 per hundred (\$0.083 Co. + \$0.250 St.)
Grantor's Tax*	\$0.10 per hundred				
Rgnl. Congestion Relief Fee	No Fee	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred	No Fee
Property Tax	\$0.83 per hundred	\$0.805 per hundred	\$1.07 per hundred	\$1.40 per hundred	\$1.18 per hundred
Notes			Annual Property Tax excludes \$0.19 fire/rescue		

Hyperlink →	PRINCE WILLIAM <sup>1</sup>	SPOTSYLVANIA	STAFFORD
Recordation Tax	\$0.333 per hundred (\$0.083 Co. + \$0.250 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)	\$0.333 per hundred (\$0.083 City + \$0.25 St.)
Grantor's Tax*	\$0.10 per hundred	\$0.10 per hundred	\$0.10 per hundred
Rgnl. Congestion Relief Fee	\$0.10 per hundred	No Fee	No Fee
Property Tax	\$0.906 per hundred	\$0.73 per hundred	\$0.93 per hundred
Notes			

\*In Northern VA localities, WMATA Capital Fund Fee & Regional Congestion Relief Fee are both added to the Grantor's Tax.

<sup>1</sup>Does not include minimum, miscellaneous, special district, municipality, ad valorem, fire or sanitary district fees, BID taxes, etc.

MD, VA, DC property taxes are paid on 100% of the assessed value.

NOTE: CBRE obtained this information from reliable sources. Please verify all information by clicking each county or city name, which are hyperlinked.

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## DISTRICT OF COLUMBIA TAX RATES FOR FY 10/1/2025 - 9/30/2026

Hyperlink →	CLASS I	CLASS II - A	CLASS II - B	CLASS II - C
Recordation Tax	1.10% Fair Market Value (<\$400K) 1.45% Fair Market Value (>\$400K)	1.45% Fair Market Value	1.45% Fair Market Value	1.45% Fair Market Value
Transfer Tax	1.10% Fair Market Value (<\$400K) 1.45% Fair Market Value (>\$400K)	1.45% Fair Market Value	1.45% Fair Market Value	1.45% Fair Market Value
Property Tax	\$0.85 per hundred (Residential real property, including multifamily)	\$1.65 per hundred (Commercial and industrial real property, including hotels and motels, if assessed value is not greater than \$5 million)	\$1.77 per hundred (Commercial and industrial real property, including hotels and motels, if assessed value is greater than \$5 million but not greater than \$10 million)	\$1.89 per hundred (Commercial and industrial real property, including hotels and motels, if assessed value is greater than \$10 million)

## MARYLAND TAX RATES FOR 7/1/2025 - 6/30/2026

Hyperlink →	ANNE ARUNDEL <sup>1</sup>	BALTIMORE CITY <sup>1</sup>	BALTIMORE	CARROLL	CHARLES <sup>1</sup>	FREDERICK <sup>1</sup>
Recordation Tax	\$7 per thousand	\$10 per thousand	\$5 per thousand	\$13 per thousand	\$10 per thousand (<July 25, 2025) \$14 per thousand (>July 25, 2025)	\$14 per thousand
Transfer Tax	1.5% (0.5% State & 1.0% Co.)	2.0% (0.5% St. + 1.5% City)	2.0% (0.5% St. + 1.5% Co.)	0.5% (0.5% St. + 0.0% Co.)	1.0% (0.5% St. + 0.5% Co.)	0.5% (0.5% St. + 0.0% Co.)
Property Tax **\$0.112 St Per Hundred	\$1.089 per hundred (\$0.977 Co.)	\$2.360 per hundred (\$2.248 City)	\$1.212 per hundred (\$1.100 Co.)	\$1.130 per hundred (\$1.018 Co.)	\$1.317 per hundred (\$1.141 Co.)	\$1.222 per hundred (\$1.110 Co.)
Notes	City of Annapolis & Town of Highland Beach have different tax rates	Plus Yield Tax (0.15% Recordation & 0.60% Transfer)  Special districts have varying tax rates			Cities of La Plata & Indian Head have additional tax rates	Cities of Frederick and Myersville have different tax rates

Hyperlink →	HARFORD <sup>1</sup>	HOWARD <sup>1</sup>	MONTGOMERY <sup>1</sup>	PRINCE GEORGE'S <sup>1</sup>
Recordation Tax	\$6.60 per thousand	\$5 per thousand	\$8.90 per thousand (<500k) \$13.50 per thousand (<5005-600k) \$20.40 per thousand (<600K-750k) \$21.56 per thousand (<700K-1M) \$22.70 per thousand (>1M)	\$5.50 per thousand
Transfer Tax	1.5% (0.5% St. + 1.0% Co.)	1.75% (0.5% St. + 1.25% Co.)	1.5% (0.5% St. + 1.0% Co.)	1.9% (0.5% St. + 1.4% Co.)
Property Tax **\$0.112 St Per Hundred	\$1.899 per hundred (\$0.841 Co.)	\$1.442 per hundred (\$1.044 Co.)	\$0.786 per hundred (\$0.674 Co.)	\$1.486 per hundred (\$1.00 County)
Notes	Cities of Aberdeen, Bel Air & Havre de Grace have different tax rates	Rate varies geographically throughout County	Rate varies geographically throughout County	Rate varies geographically throughout County

<sup>1</sup>Does not include minimum, miscellaneous, special district, municipality, ad valorem, fire or sanitary district fees, BID taxes, etc.

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Prepared by the CBRE Mid-Atlantic Multifamily Investment Properties Team  
**2025-2026**

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