



Bexar Appraisal District News Release

SAN ANTONIO, Texas – April 10, 2024.

2024 Appraised Value Notices Scheduled to Hit Mailboxes on April 11th

The Bexar Appraisal District will mail approximately 540,000 notices of appraised value on April 11th to property owners whose value increased by more than \$1,000 over the prior year. That is 146,000 fewer notices than in 2023.

Bexar County's total market value saw a moderated growth of 5.3% year-over-year as the broader economy continues to adjust to the higher interest environment. Single-family residential value increased 2.44%, it's lowest year-over-year change in over 10 years, while commercial property value increased 11.82%. The Texas Property Tax Code requires appraisal districts to appraise property at 100% of actual market value as of January 1st each year; while the taxable value considers various property tax exemptions or the new circuit breaker limitation on non-homesteads. Bexar County continues to see a high demand for residential property with new construction making up most of the market value increase.

The deadline for owners to appeal the appraised value of their property is May 15th. Property owners who wish to appeal their value estimate are encouraged to file an appeal using the Online Services link on the district's website or by mail.

"Informal conferences will continue to be held by Zoom or over the phone as a matter of convenience for the taxpayer. We encourage property owners to file their appeal and have a conversation with us regarding their individual property." said Rogelio Sandoval, Chief Appraiser. Last year, the Bexar Appraisal District heard 200,000 appeals and settled approximately 90% through an informal conference.

The Bexar Appraisal District appraised 757,890 properties for property tax purposes within Bexar County as required by Section 23.01 of the Texas Property Tax Code. Exemption applications and value appeals may be filed directly with the appraisal district free of charge. For questions regarding deadlines or other matters affecting property tax appraisal, please contact the district at (210) 224-2432 or visit the district's website at www.bcad.org for more information and informative videos.

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