

Property Owners Urged to Meet August 30 Tax Deadline to Avoid Penalties

Lieutenant Governor Tregenza Roach reminded Virgin Islands property owners that 2025 real property taxes must be paid by August 30. Payments not made on time will be considered delinquent and subject to interest, penalties, auctions, or foreclosure.

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Lieutenant Governor Tregenza Roach is reminding Virgin Islands property owners that 2025 real property tax bills, issued in June, will become delinquent after August 30 if not paid.

“Although the bill carries a June 30, 2025 due date, legislation makes it payable up to August 30, 2025 without added interest or penalties,” said Roach. He noted that taxpayers submitting payments online may do so until midnight on August 30, but those paying in person must

complete transactions by the close of business on Friday, August 29.

Payments can be made online at <https://propertytax.vi.gov>, where property owners can also request and receive a Tax Clearance Certificate once all property taxes are paid in full.

Those who did not receive a 2025 tax bill are responsible for contacting the Office of the Tax Assessor. Property owners wishing to contest the valuation of their bill have two options:

1. File an Informal Review with the Office of the Tax Assessor in their district within 45 calendar days of the bill's issuance.
2. File a Formal Appeal with the Board of Tax Review, which can be initiated through the Virgin Islands Department of Finance at (340) 774-4750

Any property tax not paid by August 30 will be considered delinquent and subject to Final Collection Activity, which may include publication, auction sales, and judicial foreclosure.

The 2025 bill also provides details on any unpaid prior-year balances. Property owners with outstanding taxes are encouraged to contact the Office of the Tax Collector for payment options.

Payment plans are available for those in arrears. These require a 15 percent down payment of outstanding taxes, interest, penalties, and fees, and can be initiated and maintained online at <https://propertytax.vi.gov>.

Properties on active payment plans will not be referred for final collection activity. Similarly, any property in probate that has been duly registered with the Office of the Tax Collector will also be exempt from referral.

For those paying in person, the following offices are open for tax collection services:

- St. John – Islandia Building, 18-23 Enighed, (340) 776-6737
- St. Thomas – Nisky Center, 8000 Nisky Center Suite 1A, Charlotte Amalie, (340) 774-2991
- St. Croix – 1131 King Street, Suite #101, Christiansted, (340) 773-6459
- St. Croix – Department of Finance, 4008 Estate Diamond, Sunny Isle, (340) 773-6449
- St. Croix – Lagoon Street Commercial Building No. 1, Frederiksted, (340) 772-3115

For more information, taxpayers can contact the Office of the Tax Collector on St. Thomas/St. John at (340) 774-2991 or St. Croix at (340) 773-6449.

