



TOWN OF HAMILTON
OFFICE OF THE BOARD OF ASSESSORS
P.O. BOX 429
HAMILTON, MA 01936
Tel: 978-468-5574 Fax: 978-468-2682

Chapter 91 Special Act Senior Exemption

This tax exemption is for qualifying residential real estate.

To qualify for a property tax reduction:

- The home must be owned and occupied by the applicant
- The applicant must have lived in the town for at least 10 consecutive years
- The applicant must occupy the home for more than 6 months each year
- The age of one of the homeowners must be 65 or greater
- The total household income cannot be more than \$47,520 if single or \$71,280 if married
- The total household asset limit cannot be more than \$175,000 for a single person, \$250,000 for a married couple
- The property's assessed value must be less than or equal to the town's median assessed property value plus 10%

If these requirements are met, the real estate tax will be **reduced to no more than 10% of the household income, but not by more than 50% of the owed tax bill.**

Please be advised that the Fiscal Year 2025 deadline to apply for the Chapter 91 Special Act Senior Exemption is Tuesday, April 1, 2025. The applications are due in the Assessor's office by 4:30 pm. Please submit your 2023 tax returns with your application. For more information on eligibility requirements, please visit the Assessors Department page on the Town of Hamilton's website, and go to Senior Exemptions, Chapter 91.

Please call the Assessor's office at 978-468-5574 with any questions. Thank you.

Board of Assessors
Town of Hamilton