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## Assessor Notifies Homeowners of Taxation for Short-Term-Rentals

Assessor Rolf Kleinhans and his team would like to notify homeowners that, per state law, personal property used to produce income is taxable, which includes property used for short-term rentals (such as Airbnb, VRBO, etc.). Assessable property can include furniture, bedding, kitchenware, appliances, recreation items, TVs, and more; in other words, what the tenant has access to during their stay. Rental of all or a portion of your property, including a residential unit or a bedroom, means that you are subject to business property taxation assessment on personal property.

Earlier this week, a 2025 Short Term Rental Property Statement (BOE 571-STR) was mailed from the Assessor's Marine, Aircraft, & Business Property Department, along with a Supplemental Schedule form, to anyone with a current short-term rental per records provided by our local county and city offices. This means those who receive the forms have been identified as owning a short-term rental. These forms are required to be completed and the originals returned to the Assessor's Office either by mail or in-person (not by email) by April 1, 2025, or a 10% penalty incurs after May 7, 2025.

Most questions can be answered by visiting the frequently asked questions page found at on their website at <https://www.nevadacountyca.gov/3988/Short-Term-Rentals---FAQs>. However, if you have any additional questions, or need assistance with completing the statement, please call the Marine, Aircraft, & Business Property Division of the Assessor's Office at [530-265-1259](tel:530-265-1259), or email [business.property@nevadacountyca.gov](mailto:business.property@nevadacountyca.gov).