



C H A R L E M O N T
M A S S A C H U S E T T S

OFFICE OF THE
BOARD OF ASSESSORS
PO BOX 337
CHARLEMONT, MA 01339

INCORPORATED 1765

NOTICE OF PUBLIC DISCLOSURE

Charlemont Board of Assessors

FISCAL 2026 REVALUATION OF REAL AND PERSONAL PROPERTY IN THE TOWN OF CHARLEMONT

In compliance with Massachusetts General Laws Chapter 40, Section 56, the Board of Assessors have completed a revaluation of all real and personal property in the Town of Charlemont and has received Preliminary Certification of our proposed FY 2026 assessments from the Massachusetts Department of Revenue and is now conducting the public disclosure phase.

The proposed new values are based on an analysis of property sales in Charlemont from July 1, 2023 - June 30, 2025, and were adjusted to reflect 100% full and fair cash value as of January 1, 2025. Overall, compared to Fiscal Year 2025, real estate and personal property values have increased 11.5%. Note the actual percentage change on individual tax bills will differ as the tax rate has not yet been set.

The preliminary values will be available for public viewing beginning Monday, October 27 through Friday, October 31, 2025, by going to the Town of Charlemont website: <https://charlemont-ma.us> and clicking on the link **"FY26 Proposed Values"**. The values are subject to change within this disclosure period.

A list of the assessed values will also be available outside the Assessor's Office in the Charlemont Town Hal. If taxpayers or the general public have any questions or comments, you may contact the Assessor's Office at 413-339-8586, x2 Monday through Thursday from 8:00 a.m. to 3:30 p.m. and Friday from 8:00 a.m. to 1:00 p.m., or via email: assessor@charlemont-ma.us. Staff will be available during this period to answer any questions regarding your proposed assessment or to discuss any changes in the proposed values.

The Charlemont Board of Assessors:

Karen Rau

Anthony Ostroski

Andrea Santos

Carlene Hayden, Assessor's Clerk

Posted 10/20/2025 CFH