



DRC/RAAD/PT(7)/2025/ 698

27th October 2025

PUBLIC NOTIFICATION ON PROPERTY TAX

The Department of Revenue and Customs (DRC) would like to notify the public on the following:

1. The collection of Property Tax for the Year 2025 shall start on 1st November 2025 and end on 31st December 2025. A late payment penalty of 24% per annum is applicable on the tax amount due from 1st January 2026 until the date of payment.
2. The property owners can pay taxes for their properties located in different parts of the country online using the Property Tax System (PTS) through the online payment platform at <https://pts.drc.gov.bt/>.
3. To access the Property Tax System (PTS), it is mandatory for all the taxpayers to log in with the Bhutan National Digital Identity (Bhutan NDI) App.
4. Building owners are responsible for verifying the accuracy of their building data in the PTS. If their building or flat details are missing or if there are discrepancies in the information, building owners can submit the correct details through the online platform at <https://zhichar.ddnsfree.com/public> or by clicking on the "Submit Building/Unit Correction Request Here" option available on the PTS Dashboard.
5. Joint owners of land/buildings/flats whose Proportionate Land Rights are not reflected in the Thram, are requested to update the thram/flat details by visiting the Land Sector Offices at the respective Dzongkhags or Thromdes. For jointly owned Building/Flat, owners should apportion the PLR upon agreement between the owners and by submitting the PLR form to the LGs or NLCS.

Director General

Department of Revenue and Customs