

RENOVATION RESOURCES

Canadian
Home Builders'
Association



MULTIGENERATIONAL HOME RENOVATION TAX CREDIT (MHRTC)

The **Multigenerational Home Renovation Tax Credit (MHRTC)** is a refundable tax credit introduced by the Government of Canada to support families who renovate their homes to accommodate multiple generations under one roof. It helps offset the cost of creating a secondary dwelling unit for a qualifying relative.



CREDIT AMOUNT

- **15%** of up to **\$50,000** eligible renovation expenses
- Maximum **credit of \$7,500** per qualifying renovation
- Only one renovation can be claimed for a qualifying individual during their lifetime



WHO CAN CLAIM?

- An **eligible individual**:
 - Resident of Canada who is a relative of the **qualifying individual**
 - Owns and/or lives in the eligible dwelling
 - Multiple eligible individuals can **share the credit**, but the combined claim cannot exceed \$50,000
- A **qualifying individual** who lives or will live in the **secondary dwelling unit**:
 - Age **65 or older** at the end of the tax year, or
 - An adult that is eligible for the Disability Tax Credit (DTC).



HOW TO CLAIM

- File your claim with your **personal income tax return**
- Use [Schedule 12: Multigenerational Home Renovation Tax Credit](#)
- Keep **receipts and documentation** for all expenses

WHAT RENOVATIONS QUALIFY?

To be eligible, renovations must create a **self-contained secondary unit** with a private entrance, kitchen, bathroom, and sleeping area. The renovation must be completed in the tax year that the claim is being made.

Eligible expenses include:

- Goods or services provided by professional contractors, electricians, plumbers, etc.
- Building materials
- Equipment rentals
- Permits and building plans

Ineligible expenses include:

- Appliances and electronics
- Routine maintenance
- Work done by unregistered family members
- Expenses already claimed under the medical expense or home accessibility tax credits



LEARN MORE



QUICK TIPS

- Plan renovations carefully to meet eligibility
- Ensure all contractors are GST/HST registered and provide a written contract & warranty
- Hire a **RenoMark** member! The RenoMark program connects homeowners to professional renovators and contractors who are committed to quality workmanship and customer satisfaction.