



What is a Tax Sale?

A Tax Sale occurs when the owner of a property located in the City of Philadelphia fails to make a payment arrangement on the municipal debt levied on his/her property. That property, may be sold at the Tax Sheriff Sale to allow the City to collect on the unpaid debt. These debts can include: outstanding water and sewer bills, School District of Philadelphia taxes, and city property taxes. The sales also provides the opportunity to bid on and become the owner of tax-delinquent properties, thereby acquiring lots, houses, and/or commercial and industrial buildings.

What is a Mortgage Foreclosure Sale?

The Judicial Mortgage Foreclosure Sheriff Sale is the process by which mortgage companies and other financial institutions seek to collect debts owed to them, particularly in instances where a homeowner defaults on his/her mortgage payments. As with Tax Sales, Foreclosure Sales allow individuals the opportunity to bid on properties and become homeowners.



To Learn More:
www.bid4assets.com/philadelphia

Click 'Video Tutorials' under Help
(on the bottom left hand side)

*Printable packets are available online at
www.PhillySheriff.com
or in-person at the Philadelphia Sheriff's Office.*

Philadelphia Sheriff's Office

100 South Broad Street
5th Floor, Philadelphia, PA 19110
Main Phone: 215-686-3530
Real Estate Phone: 215-686-3565*

Online Customer Service Support

If you are have trouble navigating through the process, please call Bid4Assets at (301) 650-9193
(Monday - Thursday, 9:00 A.M. to 7:00 P.M. EST
Friday, 9:00 A.M. to 5:00 P.M. EST)

*Please leave a voicemail message outside of business hours, on holidays and during long wait times. We strive to respond to inquiries within one (1) business day.



**How to participate in
a Philadelphia
Virtual Sheriff Sale**



Step 1

REGISTRATION

To start the registration process, visit www.bid4assets.com and click on **Sign-Up** on the blue bar below.



Be prepared to enter a username and password, and provide your email address.

As part of the process, a verification email will be sent to your email address. You will need to click the link in the email to verify your email address was entered correctly.

Step 2

MAKE A DEPOSIT

Visit:
www.bid4assets.com/philadelphia

Scroll down, Click the auction you are interested in:
(Tax Foreclosure or Mortgage Foreclosure)

Click a property address.

Next, click the orange button to the right. (See below)



Deposits can be made only by **wire transfer or cashier's check.**

Step 3

BID ON A PROPERTY

Visit:
www.bid4assets.com

Log into your account.

Go to:
www.bid4assets.com/philadelphia

Scroll down, Click the auction you are interested in:
(Tax Foreclosure or Mortgage Foreclosure)

Click the address for the property you are interested in. Insert your bid amount in the Your BID box.

Click Place Bid.
(orange button to the right)

