

Comparison Between Section 194-IB and Section 194-I

Parameter	Section 194-IB	Section 194-I
Applicability	Individuals and HUFs not liable to tax audit under Section 44AB	All types of taxpayers

**Type of
Income**

Rental
income
for
residential
|
purposes

Rental
income
for
residential
| or
commercial
|
purposes

Rate of TDS

2%
(effective
1st Oct
2024)
earlier it
was 5%

10% of
the total
rental
amount
for land,
building,
or both
used for
commercial
purposes.

2% for
residential
properties.

**TAN
Require
ment**

Not
required

Required

**Form
Submissi
on**

Form
26QC

Form
26QC

**Due Date
for TDS
Payment**

Within 30
days of
deductio
n

Within 30
days of
the
financial
year end

**Penalty
Provision
s**

Applicabl
e

Applicabl
e