



# PROPERTY APPRAISER OF MIAMI-DADE COUNTY

## Summary Report

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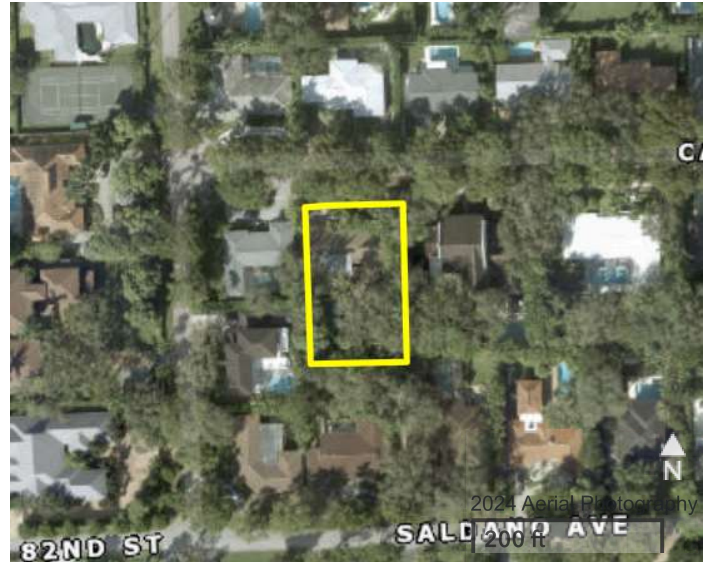
PROPERTY INFORMATION	
<b>Folio</b>	03-4132-003-0150
<b>Property Address</b>	740 CALATRAVA AVE CORAL GABLES, FL 33143-6204
<b>Owner</b>	ALEJANDRO G SANCHEZ & W MICHELLE R
<b>Mailing Address</b>	740 CALATRAVA AVE CORAL GABLES, FL 33143-6204
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths /Half</b>	5 / 4 / 0
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	4,268 Sq.Ft
<b>Living Area</b>	3,439 Sq.Ft
<b>Adjusted Area</b>	3,884 Sq.Ft
<b>Lot Size</b>	16,400 Sq.Ft
<b>Year Built</b>	Multiple (See Building Info.)

ASSESSMENT INFORMATION			
Year	2024	2023	2022
<b>Land Value</b>	\$1,915,400	\$1,413,000	\$1,413,000
<b>Building Value</b>	\$393,299	\$397,083	\$406,822
<b>Extra Feature Value</b>	\$24,020	\$24,221	\$24,422
<b>Market Value</b>	\$2,332,719	\$1,834,304	\$1,844,244
<b>Assessed Value</b>	\$1,049,553	\$1,018,984	\$989,305

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
<b>Save Our Homes Cap</b>	Assessment Reduction	\$1,283,166	\$815,320	\$854,939
<b>Homestead</b>	Exemption	\$25,000	\$25,000	\$25,000
<b>Second Homestead</b>	Exemption	\$25,000	\$25,000	\$25,000

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

SHORT LEGAL DESCRIPTION	
SUB OF F H DUNBAR TRACT	
PB 58-31	
LOT 15	
LOT SIZE 100.000 X 164	
OR 20709-2112 10/2002 1	



TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
<b>COUNTY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$999,553	\$968,984	\$939,305
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$1,024,553	\$993,984	\$964,305
<b>CITY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$999,553	\$968,984	\$939,305
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$999,553	\$968,984	\$939,305

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
10/01/2002	\$930,000	20709-2112	Sales which are qualified
05/01/1993	\$385,000	15925-1492	Sales which are qualified
06/01/1988	\$300,000	13727-3234	Sales which are qualified
01/01/1987	\$245,000	13228-4055	Sales which are qualified

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