

## PROPERTY APPRAISER OF MIAMI-DADE COUNTY

## **Summary Report**

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PROPERTY INFORMATION Folio 03-4119-001-0160 1545 CANTORIA AVE **Property Address** CORAL GABLES, FL 33146-0000 JVC HOLDINGS INC, C/O BORIS ROSEN CPA Owner 1410 -20 ST STE 202 **Mailing Address** MIAMI BEACH, FL 33139 **Primary Zone** 0100 SINGLE FAMILY - GENERAL Primary Land Use 0101 RESIDENTIAL - SINGLE FAMILY: 1 UNIT Beds / Baths /Half 3 / 4 / 0 **Floors** 2 **Living Units Actual Area** 4,035 Sq.Ft **Living Area** 3,123 Sq.Ft 3,362 Sq.Ft **Adjusted Area Lot Size** 11,550 Sq.Ft Year Built Multiple (See Building Info.)

ASSESSMENT INFORMATION			
Year	2025	2024	2023
Land Value	\$1,501,500	\$1,007,914	\$839,928
Building Value	\$434,878	\$436,836	\$438,793
Extra Feature Value	\$33,254	\$33,296	\$33,337
Market Value	\$1,969,632	\$1,478,046	\$1,312,058
Assessed Value	\$1,198,375	\$1,089,432	\$990,393

Assessed value	\$1,190	5,375 \$1,00	39,432	\$990,393
BENEFITS INFORMATION				
Benefit	Туре	2025	2024	2023
Non-Homestead Cap	Assessment Reduction	\$771,257	\$388,614	\$321,665
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

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SHORT LEGAL DESCRIPTION	
CORAL GABLES COUNTRY CLUB SEC	
PART 5 PB 23-55	
LOTS 23 & 24 BLK 71	
LOT SIZE 110.000 X 105	
OR 20095-1664 12/2001 1	



TAXABLE VALUE INFORMATION			
Year	2025	2024	2023
COUNTY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,198,375	\$1,089,432	\$990,393
SCHOOL BOARD			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,969,632	\$1,478,046	\$1,312,058
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,198,375	\$1,089,432	\$990,393
REGIONAL			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,198,375	\$1,089,432	\$990,393

SALES INFORMATION			
Previous Sale	Price	OR Book- Page	Qualification Description
11/01/2005	\$0	23996 <b>-</b> 3335	Sales which are disqualified as a result of examination of the deed
12/01/2001	\$599,000	20095 <b>-</b> 1664	Sales which are qualified

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