



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 6/28/2023

Property Information	
Folio:	03-4132-018-0060
Property Address:	690 CALATRAVA AVE Coral Gables, FL 33143-6202
Owner	VANESSA C ALVAREZ CANDIB DAVID A CANDIB
Mailing Address	690 CALATRAVA AVE COCONUT GROVE, FL 33143 USA
PA Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths / Half	3 / 3 / 0
Floors	1
Living Units	1
Actual Area	4,974 Sq.Ft
Living Area	4,211 Sq.Ft
Adjusted Area	4,224 Sq.Ft
Lot Size	17,797 Sq.Ft
Year Built	Multiple (See Building Info.)



Assessment Information			
Year	2023	2022	2021
Land Value	\$1,603,332	\$1,233,332	\$934,342
Building Value	\$462,197	\$467,984	\$359,651
XF Value	\$30,842	\$31,112	\$31,383
Market Value	\$2,096,371	\$1,732,428	\$1,325,376
Assessed Value	\$1,352,600	\$1,313,204	\$1,274,956

Benefits Information				
Benefit	Type	2023	2022	2021
Save Our Homes Cap	Assessment Reduction	\$743,771	\$419,224	\$50,420
Homestead	Exemption	\$25,000	\$25,000	\$25,000
Second Homestead	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	
BAY BLUFF PB 62-71 LOT 1 & W25FT OF LOT 2 BLK 2 LOT SIZE 161.79 X 110 OR 12016-2495 1283 1 COC 22142-1041 03 2004 1	

Taxable Value Information			
	2023	2022	2021
County			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,302,600	\$1,263,204	\$1,224,956
School Board			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$1,327,600	\$1,288,204	\$1,249,956
City			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,302,600	\$1,263,204	\$1,224,956
Regional			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$1,302,600	\$1,263,204	\$1,224,956

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
01/20/2016	\$1,620,000	29953-2361	Qual by exam of deed
09/29/2015	\$1,335,100	29799-4739	Financial inst or "In Lieu of Foreclosure" stated
03/01/2004	\$790,000	22142-1041	Sales which are qualified
09/01/2003	\$0	21598-3707	Sales which are disqualified as a result of examination of the deed

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