

PROPERTY APPRAISER OF MIAMI-DADE COUNTY

Summary Report

Generated On: 08/06/2025

PROPERTY INFORMATION		
Folio	03-4129-028-2350	
Property Address	6708 SAN VICENTE ST CORAL GABLES, FL 33146-0000	
Owner	OCTAVIO MANIGLIA , KATERINA BUCCIARELLI	
Mailing Address	6708 SAN VICENTE STREET MIAMI, FL 33146	
Primary Zone	0100 SINGLE FAMILY - GENERAL	
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT	
Beds / Baths /Half	4/3/0	
Floors	1	
Living Units	1	
Actual Area	2,647 Sq.Ft	
Living Area	2,007 Sq.Ft	
Adjusted Area	2,327 Sq.Ft	
Lot Size	10,500 Sq.Ft	
Voor Built	Multiple (See Building Info.)	

rear Built	Multiple (See Building Info.)		
ASSESSMENT INFORMATION			
Year	2025	2024	2023
Land Value	\$1,501,500	\$1,417,500	\$1,155,000
Building Value	\$244,335	\$244,335	\$244,335
Extra Feature Value	\$1,100	\$1,100	\$1,100
Market Value	\$1,746,935	\$1,662,935	\$1,400,435
Assessed Value	\$690,215	\$670,763	\$651,227
BENEFITS INFORMATION			
Benefit T	vne	2025 20	24 2023

BENEFITS INFORMATION				
Benefit	Туре	2025	2024	2023
Save Our Homes Cap	Assessment Reduction	\$1,056,720	\$992,172	\$749,208
Homestead	Exemption	\$25,000	\$25,000	\$25,000
Second Homestead	Exemption	\$25,722	\$25,000	\$25,000

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

SHORT LEGAL DESCRIPTION
CORAL GABLES RIVIERA SEC PART 11
REV PLAT PB 28-23
LOTS 7 & 8 BLK 268
LOT SIZE 100.000 X 105
OR 13354-2523 0587 4



TAXABLE VALUE INFORMATION			
Year	2025	2024	2023
COUNTY			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$639,493	\$620,763	\$601,227
SCHOOL BOARD			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$665,215	\$645,763	\$626,227
CITY			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$639,493	\$620,763	\$601,227
REGIONAL			
Exemption Value	\$50,722	\$50,000	\$50,000
Taxable Value	\$639,493	\$620,763	\$601,227

SALES INFORMATION		
Previous Sale	Price OR Book- Page	Qualification Description
06/29/2012	\$589,000 28174-3041	Religious, charitable or benevolent organization
11/16/2011	\$100 27912-2702	Corrective, tax or QCD; min consideration

The Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability, see full disclaimer and User Agreement at http://www.miamidade.gov/info/disclaimer.asp