



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On: 04/25/2024

PROPERTY INFORMATION	
<b>Folio</b>	03-4130-009-1470
<b>Property Address</b>	1549 SUNSET DR CORAL GABLES, FL 33143-5878
<b>Owner</b>	BEVERLY HILLS CAFE VIII INC
<b>Mailing Address</b>	5829 SW 73 ST #1 MIAMI, FL 33143
<b>Primary Zone</b>	5003 MIXED-USE
<b>Primary Land Use</b>	1111 STORE : RETAIL OUTLET
<b>Beds / Baths /Half</b>	0 / 0 / 0
<b>Floors</b>	1
<b>Living Units</b>	0
<b>Actual Area</b>	15,527 Sq.Ft
<b>Living Area</b>	15,527 Sq.Ft
<b>Adjusted Area</b>	13,936 Sq.Ft
<b>Lot Size</b>	30,985 Sq.Ft
<b>Year Built</b>	Multiple (See Building Info.)



ASSESSMENT INFORMATION			
Year	2023	2022	2021
<b>Land Value</b>	\$6,971,625	\$9,295,500	\$5,422,375
<b>Building Value</b>	\$545,375	\$557,440	\$771,141
<b>Extra Feature Value</b>	\$69,500	\$71,423	\$72,235
<b>Market Value</b>	\$7,586,500	\$9,924,363	\$6,265,751
<b>Assessed Value</b>	\$7,177,258	\$6,524,780	\$5,931,619

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
<b>Non-Homestead Cap</b>	Assessment Reduction	\$409,242	\$3,399,583	\$334,132
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

SHORT LEGAL DESCRIPTION	
30 54 41 PB 28-32	
COR GABLES RIVIERA SEC 14	
2ND REV LOTS 5 & 6 & LOT 7 LESS	
E2.06FT & W18.15FT OF S69.29FT	
OF LOT 33 & LOT 34 LESS E2.06FT	

TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
<b>COUNTY</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$7,177,258	\$6,524,780	\$5,931,619
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$7,586,500	\$9,924,363	\$6,265,751
<b>CITY</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$7,177,258	\$6,524,780	\$5,931,619
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$0	\$0	\$0
<b>Taxable Value</b>	\$7,177,258	\$6,524,780	\$5,931,619

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
04/01/1997	\$2,300,000	17586-4282	Sales which are qualified
05/01/1993	\$0	15921-3344	Sales which are disqualified as a result of examination of the deed
09/01/1971	\$213,000	00000-00000	Sales which are qualified

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