



# PROPERTY APPRAISER OF MIAMI-DADE COUNTY

## Summary Report

Generated On: 02/25/2025

PROPERTY INFORMATION	
<b>Folio</b>	03-4107-016-1562
<b>Property Address</b>	1310 S GREENWAY DR CORAL GABLES, FL 33134-4767
<b>Owner</b>	FRANCISCO JAVIER GONZALEZ
<b>Mailing Address</b>	1310 S GREENWAY DR CORAL GABLES, FL 33134-4767
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths /Half</b>	3 / 3 / 0
<b>Floors</b>	2
<b>Living Units</b>	1
<b>Actual Area</b>	3,693 Sq.Ft
<b>Living Area</b>	3,200 Sq.Ft
<b>Adjusted Area</b>	3,040 Sq.Ft
<b>Lot Size</b>	6,250 Sq.Ft
<b>Year Built</b>	Multiple (See Building Info.)

ASSESSMENT INFORMATION			
Year	2024	2023	2022
<b>Land Value</b>	\$825,000	\$578,125	\$468,750
<b>Building Value</b>	\$465,761	\$453,511	\$456,967
<b>Extra Feature Value</b>	\$23,002	\$23,194	\$23,386
<b>Market Value</b>	\$1,313,763	\$1,054,830	\$949,103
<b>Assessed Value</b>	\$538,568	\$507,634	\$492,849

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
<b>Save Our Homes Cap</b>	Assessment Reduction	\$775,195	\$547,196	\$456,254
<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	
CORAL GABLES SEC E PB 8-13	
LOT 9 BLK 12	
LOT SIZE 50 X 125	
OR 17407-0846 1096 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>	\$488,568	\$457,634	\$442,849
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$513,568	\$482,634	\$467,849
<b>CITY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$488,568	\$457,634	\$442,849
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$488,568	\$457,634	\$442,849

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
10/01/1996	\$400,000	17407-0846	Sales which are qualified
05/01/1983	\$270,000	11796-2407	Sales which are qualified

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