



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 10/14/2022

Property Information	
Folio:	03-4120-023-1060
Property Address:	515 LORETTO AVE Coral Gables, FL 33146-2107
Owner	CHRISTIAN E FONG
Mailing Address	515 LORETTO AVE CORAL GABLES, FL 33146 USA
PA Primary Zone	0100 SINGLE FAMILY - GENERAL
Primary Land Use	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
Beds / Baths / Half	3 / 1 / 0
Floors	1
Living Units	1
Actual Area	1,507 Sq.Ft
Living Area	1,213 Sq.Ft
Adjusted Area	1,311 Sq.Ft
Lot Size	5,000 Sq.Ft
Year Built	1953



Assessment Information			
Year	2022	2021	2020
Land Value	\$317,500	\$255,000	\$225,000
Building Value	\$137,655	\$98,325	\$98,325
XF Value	\$706	\$706	\$706
Market Value	\$455,861	\$354,031	\$324,031
Assessed Value	\$294,799	\$286,213	\$282,262

Benefits Information				
Benefit	Type	2022	2021	2020
Save Our Homes Cap	Assessment Reduction	\$161,062	\$67,818	\$41,769
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
CORAL GABLES RIVIERA SEC 2 REV PB 28-18 LOT 16 BLK 38 LOT SIZE 50,000 X 100

Taxable Value Information			
	2022	2021	2020
<b>County</b>			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$244,799	\$236,213	\$232,262
<b>School Board</b>			
Exemption Value	\$25,000	\$25,000	\$25,000
Taxable Value	\$269,799	\$261,213	\$257,262
<b>City</b>			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$244,799	\$236,213	\$232,262
<b>Regional</b>			
Exemption Value	\$50,000	\$50,000	\$50,000
Taxable Value	\$244,799	\$236,213	\$232,262

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
08/24/2012	\$315,000	28255-3900	Qual by exam of deed
12/18/2008	\$10	26702-1972	Sales which are disqualified as a result of examination of the deed

The Office of 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>

Version: