



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

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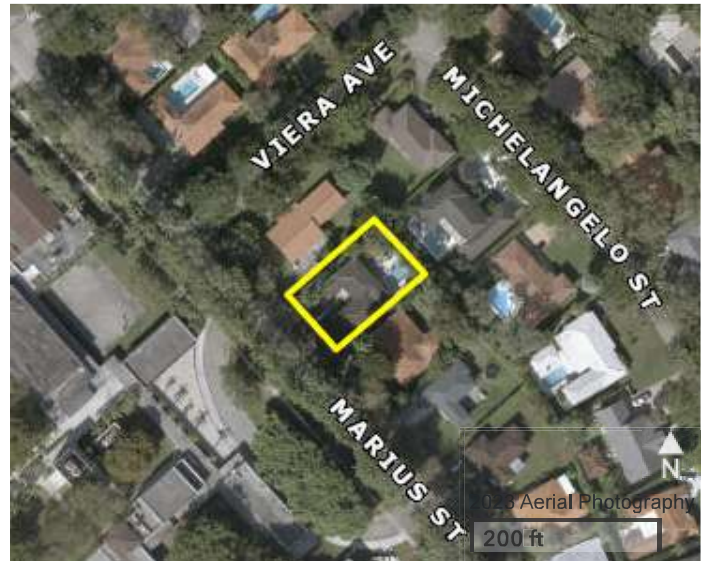
PROPERTY INFORMATION	
<b>Folio</b>	03-4129-026-1260
<b>Property Address</b>	5661 MARIUS ST CORAL GABLES, FL 33146-2628
<b>Owner</b>	ALEX JESUS MANZANO , LAILA BENDOUIZID
<b>Mailing Address</b>	5661 MARIUS ST CORAL GABLES, FL 33146
<b>Primary Zone</b>	0100 SINGLE FAMILY - GENERAL
<b>Primary Land Use</b>	0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT
<b>Beds / Baths / Half</b>	3 / 1 / 1
<b>Floors</b>	1
<b>Living Units</b>	1
<b>Actual Area</b>	2,508 Sq.Ft
<b>Living Area</b>	1,988 Sq.Ft
<b>Adjusted Area</b>	2,206 Sq.Ft
<b>Lot Size</b>	9,010 Sq.Ft
<b>Year Built</b>	Multiple (See Building Info.)

ASSESSMENT INFORMATION			
Year	2024	2023	2022
<b>Land Value</b>	\$1,261,400	\$788,375	\$720,800
<b>Building Value</b>	\$115,815	\$115,815	\$115,815
<b>Extra Feature Value</b>	\$28,372	\$28,716	\$29,060
<b>Market Value</b>	\$1,405,587	\$932,906	\$865,675
<b>Assessed Value</b>	\$623,786	\$605,618	\$587,979

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
<b>Save Our Homes Cap</b>	Assessment Reduction	\$781,801	\$327,288	\$277,696
<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	
C GABLES RIVIERA SEC 9 PB 28-29	
LOT 22 & N1/2 LOT 21 A BLK 137	
LOT SIZE 75.080 X 120	
COC 22710-4058 09 2004 5	



TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
<b>COUNTY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$573,786	\$555,618	\$537,979
<b>SCHOOL BOARD</b>			
<b>Exemption Value</b>	\$25,000	\$25,000	\$25,000
<b>Taxable Value</b>	\$598,786	\$580,618	\$562,979
<b>CITY</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$573,786	\$555,618	\$537,979
<b>REGIONAL</b>			
<b>Exemption Value</b>	\$50,000	\$50,000	\$50,000
<b>Taxable Value</b>	\$573,786	\$555,618	\$537,979

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
12/26/2018	\$745,600	31272-3977	Qual by exam of deed
09/01/2001	\$0	19891-4593	Sales which are disqualified as a result of examination of the deed
07/01/1993	\$190,000	15996-4440	Sales which are qualified

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