



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 9/8/2021

Property Information	
Folio:	03-4108-009-2770
Property Address:	110 SIDONIA AVE Coral Gables, FL 33134-3342
Owner	SIDONIA 110 LLC
Mailing Address	2550 DOUGLAS RD STE 301 CORAL GABLES, FL 33134 USA
PA Primary Zone	5001 HOTELS & MOTELS - GENERAL Med Density
Primary Land Use	0303 MULTIFAMILY 10 UNITS PLUS : MULTIFAMILY 3 OR MORE UNITS
Beds / Baths / Half	41 / 26 / 0
Floors	1
Living Units	26
Actual Area	Sq.Ft
Living Area	Sq.Ft
Adjusted Area	17,089 Sq.Ft
Lot Size	13,750 Sq.Ft
Year Built	1965



Assessment Information			
Year	2021	2020	2019
Land Value	\$1,306,250	\$1,240,938	\$1,045,000
Building Value	\$2,791,030	\$2,020,000	\$1,565,000
XF Value	\$0	\$0	\$0
Market Value	\$4,097,280	\$3,260,938	\$2,610,000
Assessed Value	\$3,158,100	\$2,871,000	\$2,610,000

Benefits Information				
Benefit	Type	2021	2020	2019
Non-Homestead Cap	Assessment Reduction	\$939,180	\$389,938	

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

Short Legal Description
CORAL GABLES DOUGLAS SEC PB 25-69 LOTS 7-8 & E1/2 LOT 6 BLK 29 LOT SIZE 125.000 X 110 OR 11986-3295 1183 1

Taxable Value Information			
	2021	2020	2019
<b>County</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$3,158,100	\$2,871,000	\$2,610,000
<b>School Board</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$4,097,280	\$3,260,938	\$2,610,000
<b>City</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$3,158,100	\$2,871,000	\$2,610,000
<b>Regional</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$3,158,100	\$2,871,000	\$2,610,000

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
11/04/2010	\$2,168,500	27486-2875	Qual by exam of deed
11/01/1983	\$780,000	11986-3295	Sales which are qualified

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