

Lot Size

Year Built

## OFFICE OF THE PROPERTY APPRAISER

## **Summary Report**

Generated On: 07/18/2023

PROPERTY INFORMATION Folio: 03-4108-009-2201 Sub-Division: CORAL GABLES DOUGLAS SEC Property Address: 43 SIDONIA AVE Owner: SIAR 2 LLC Mailing Address: 2600 S DOUGLAS RD STE 913 CORAL GABLES, FL 33134 Primary Zone: 5001 HOTELS & MOTELS - GENERAL Med Density Primary Land Use: 0803 MULTIFAMILY 2-9 UNITS: MULTIFAMILY 3 OR MORE UNITS Beds / Baths /Half 4/4/0 **Floors Living Units Actual Area** 3,611 Sq.Ft Living Area 3,611 Sq.Ft **Adjusted Area** 3,182 Sq.Ft

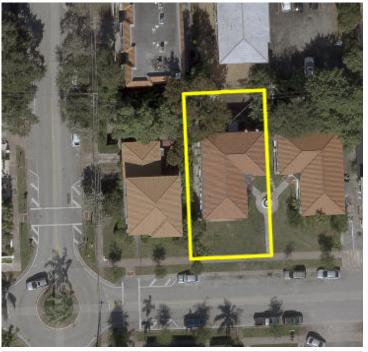
ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$825,000	\$660,000	\$522,500
Building Value	\$215,262	\$140,000	\$185,112
Extra Feature Value	\$122	\$123	\$124
Market Value	\$1,040,384	\$800,123	\$707,736
Assessed Value	\$1,040,384	\$778,509	\$707,736

5,500 Sq.Ft

Multiple (See Building Info.)

BENEFITS INFORMATION				
Benefit	Туре	2023	2022	2021
Non-Homestead Cap	Assessment Reduction		\$21,614	
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
LOT 23 BLK 23
LOT SIZE 50.000 X 110
OR 19430-3106 08/2000 1



			TAXABLE VALUE INFORMATION			
Year	2023	2022	2021			
COUNTY						
Exemption Value	\$0	\$0	\$0			
Taxable Value	\$1,040,384	\$778,509	\$707,736			
SCHOOL BOARD						
Exemption Value	\$0	\$0	\$0			
Taxable Value	\$1,040,384	\$800,123	\$707,736			
CITY						
Exemption Value	\$0	\$0	\$0			
Taxable Value	\$1,040,384	\$778,509	\$707,736			
REGIONAL						
Exemption Value	\$0	\$0	\$0			
Taxable Value	\$1,040,384	\$778,509	\$707,736			

SALES INFORMATION			
Previous Sale	Price	OR Book- Page	Qualification Description
03/24/2022	\$100	33192-1379	Corrective, tax or QCD; min consideration
03/07/2022	\$710,000	33085-4450	Affiliated parties
07/19/2019	\$965,000	31533-0157	Qual by exam of deed
03/26/2015	\$740,000	29563-2106	Qual by exam of deed

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