PERSONAL PROPERTY	RECORDSTOOLS	ADMINISTR/	ATION US	US
ER NAME	SUBDIVISION N	IAME FO)LIO	
×	Suite	~		earch
	ER NAME	ER NAME SUBDIVISION N	ER NAME SUBDIVISION NAME FO	ER NAME SUBDIVISION NAME FOLIO

PROPERTY INFORMATION (i)	
Folio: 03-4117-005-0790	
Sub-Division: CORAL GABLES CRAFTS SEC	
Property Address 86 CORAL WAY	
Owner MIRACLE CENTER	
Mailing Address 940 LINCOLN RD #301 MIAMI BCH, FL 33139-2619	
PA Primary Zone 5004 MIXED-USE 2	
Primary Land Use 1111 STORE : RETAIL OUTLET	
Beds / Baths /Half	0/0/0
Floors	1
Living Units	0
Actual Area	10,018 Sq.Ft
Living Area	10,018 Sq.Ft
Adjusted Area	8,960 Sq.Ft
Lot Size	12,000 Sq.Ft
Year Built	1948



Featured Online Tools

<u>Comparable Sales</u> <u>Glossary</u> <u>PA Additional Online Tools</u>

<u>Property Record Cards</u> <u>Property Search Help</u> <u>Property Taxes</u>

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Other Non-Ad valorem

<u>Assessments</u>

<u>Tax Comparison</u> <u>Tax Estimator</u> <u>TRIM Notice</u>

<u>Value Adjustment Board</u> <u>Tax Visualizer</u>

ASSESSMENT INFORMATION (i)

2025--IMPORTANT NOTICE: The assessment and exemption values currently shown are preliminary and are subject to change until they are certified on July 1.

Year	2025	2024	2023
Land Value	\$6,000,000	\$5,280,000	\$5,100,000

Building Value	\$524,339	\$461,418	\$417,833
Extra Feature Value	\$9,953	\$8,857	\$8,651
Market Value	\$6,534,292	\$5,750,275	\$5,526,484
Assessed Value	\$6,325,302	\$5,750,275	\$5,526,484

TAXABLE VALUE INFORMATION (i)					
Year	2025	2024	2023		
COUNTY					
Exemption Value	\$0	\$0	\$0		
Taxable Value	\$6,325,302	\$5,750,275	\$5,526,484		
SCHOOL BOARD					
Exemption Value	\$0	\$0	\$0		
Taxable Value	\$6,534,292	\$5,750,275	\$5,526,484		
CITY					
Exemption Value	\$0	\$0	\$0		
Taxable Value	\$6,325,302	\$5,750,275	\$5,526,484		
REGIONAL					
Exemption Value	\$0	\$0	\$0		
Taxable Value	\$6,325,302	\$5,750,275	\$5,526,484		

BENEFITS INFORMATION (i)

Benefit Type 2025 2024 2023

Non-Homestead Cap Assessment Reduction \$208,990

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

FULL LEGAL DESCRIPTION (i)

CORAL GABLES CRAFTS SEC

PB 10-40

LOTS 1 TO 4 INC BLK 4

LOT SIZE 100.000 X 120

OR 18257-1582 0898 1

SALES INFORMATION (i)

Previous SalePriceOR Book-PageQualification Description08/01/1998\$1,650,00018257-1582Sales which are qualified

For more information about the <u>Department of Revenue's Sales Qualification Codes.</u>

2025 2024 2023

LAND INFORMATION (i)

 Land Use
 Muni Zone
 PA Zone
 Unit Type
 Units
 Calc Value

 GENERAL
 MX2
 5004 - MIXED-USE 2
 Square Ft.
 12,000.00
 \$6,000,000

BUILDING INFORMATION (i)

Building Number Sub Area Year Built Actual Sq.Ft. Living Sq.Ft. Adj Sq.Ft. Calc Value

1 1 1948 10,018 10,018 8,960 \$524,339

Current Building Sketches Available

EXTRA FEATURES (i)			
Description	Year Built	Units	Calc Value
Cent A/C - Comm (Aprox 300 sqft/Ton)	1987	8	\$7,313
Central A/C (Aprox 400 sqft/Ton)	1970	4	\$2,640

ADDITIONAL INFORMATION

* The information listed below is not derived from the Property Appraiser's Office records. It is provided for convenience and is derived from other government agencies.

LAND USE AND RESTR	RICTIONS		
Community	NONE	Community	NONE
Development District:		Redevelopment Area:	
Empowerment Zone:	NONE	Enterprise Zone:	NONE
Urban Development:	INSIDE URBAN	Zoning Code:	MX2-MIXED USE 2
	DEVELOPMENT		
	BOUNDARY		
Existing Land Use:	110-Sales and Services	Government Agencies and	Community Services
	(Wholesale facilities, Spot		
	commercial, strip		
	commercial, neighborhood		
	shopping centers/plazas).		
	Excludes office facilities.		
OTHER GOVERNMENT	AL JURISDICTIONS		
Business Incentives	Childrens Trust	City of Coral Gables	<u>Environmental</u>
			Considerations
Florida Inland Navigation	Septic - Well: Property List	Septic - Well: Septic GIS	Septic - Well: Well GIS
<u>District</u>	(MDC)	Points (DOH)	Points (DOH)

 Special Taxing District and Other Non-Ad valorem
 School Board
 South Florida Water Mgmt

 District
 District

Distri

<u>Assessment</u>

Tax Collector

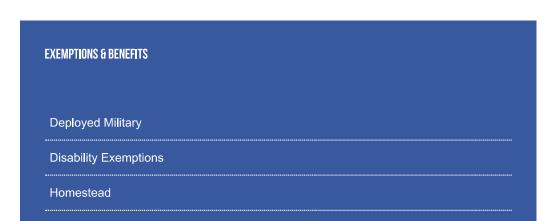
PA Bulletin Board

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For inquiries and suggestions email us at

 $\underline{http://www.miamidade.gov/PAPortal/ContactForm/ContactFormMain.aspx.}$

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Change of Address	
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