



OFFICE OF THE PROPERTY

APPRAISER

Summary Report

Generated On: 09/26/2023

PROPERTY INFORMATION	
Folio	03-4108-009-3450
Property Address	1400 PONCE DE LEON BLVD CORAL GABLES, FL 33134-4008
Owner	SEVILLA ASSOCIATES LLC , % DEBRAH BENNETT
Mailing Address	2631 PONCE DE LEON BLVD CORAL GABLES, FL 33134-6002
Primary Zone	5005 MIXED-USE 3
Primary Land Use	1111 STORE : RETAIL OUTLET
Beds / Baths /Half	0 / 0 / 0
Floors	1
Living Units	0
Actual Area	4,013 Sq.Ft
Living Area	4,013 Sq.Ft
Adjusted Area	3,816 Sq.Ft
Lot Size	5,806 Sq.Ft
Year Built	1951

ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$2,032,100	\$1,451,500	\$1,451,500
Building Value	\$601,900	\$381,600	\$10,000
Extra Feature Value	\$0	\$0	\$0
Market Value	\$2,634,000	\$1,833,100	\$1,461,500
Assessed Value	\$1,713,422	\$1,557,657	\$1,416,052

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Non-Homestead Cap	Assessment Reduction	\$920,578	\$275,443	\$45,448
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 8 BLK 33	
LOT SIZE IRREGULAR	
OR 19271-1839 0900 2 (3)	



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,713,422	\$1,557,657	\$1,416,052
SCHOOL BOARD			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,634,000	\$1,833,100	\$1,461,500
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,713,422	\$1,557,657	\$1,416,052
REGIONAL			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,713,422	\$1,557,657	\$1,416,052

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
09/01/2000	\$1,000,000	19271-1839	Deeds that include more than one parcel
08/01/1977	\$326,000	09771-1271	Deeds that include more than one parcel

02/01/1977	\$456,000	00000-00000	Sales which are qualified
12/01/1976	\$615,000	00000-00000	Deeds that include more than one parcel

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>