



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 7/15/2022

Property Information	
Folio:	01-3126-046-0060
Property Address:	1486 NW 23 ST Miami, FL 33142-7624
Owner	E D Y INC
Mailing Address	1486 NW 23 ST MIAMI, FL 33142 USA
PA Primary Zone	7000 INDUSTRIAL - GENERAL
Primary Land Use	4432 PACKING PLANT : LIGHT MFG & FOOD PROCESSING
Beds / Baths / Half	0 / 0 / 0
Floors	1
Living Units	0
Actual Area	14,337 Sq.Ft
Living Area	Sq.Ft
Adjusted Area	14,337 Sq.Ft
Lot Size	23,600 Sq.Ft
Year Built	1979



Assessment Information			
Year	2022	2021	2020
Land Value	\$1,180,000	\$1,180,000	\$1,180,000
Building Value	\$1,289,000	\$430,000	\$228,000
XF Value	\$0	\$0	\$0
Market Value	\$2,469,000	\$1,610,000	\$1,408,000
Assessed Value	\$1,594,919	\$1,449,927	\$1,318,116

Benefits Information				
Benefit	Type	2022	2021	2020
Non-Homestead Cap	Assessment Reduction	\$874,081	\$160,073	\$89,884

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

Short Legal Description
BRADDOCK SUB 3 REPL PORTS BLKS
1-2-3-4 PB 44-12
TRACTS 2 & 3 BLK 3
LOT SIZE 23600 SQUARE FEET
OR 10057-0582 0678 5

Taxable Value Information			
	2022	2021	2020
County			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,594,919	\$1,449,927	\$1,318,116
School Board			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,469,000	\$1,610,000	\$1,408,000
City			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,594,919	\$1,449,927	\$1,318,116
Regional			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,594,919	\$1,449,927	\$1,318,116

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
01/30/2015	\$1,300,000	29491-2627	Qual by exam of deed
06/01/1978	\$0	10057-0582	Sales which are disqualified as a result of examination of the deed

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Version: