

**MIAMI-DADE COUNTY
PROPERTY APPRAISER**

2021 Taxable Values by Taxing Authority

JULY 1, 2021



TAXING AUTHORITY	2020 PRELIMINARY TAXABLE VALUE	2021 TAXABLE VALUE BEFORE NEW CONSTRUCTION	PERCENT CHANGE	NEW CONSTRUCTION	2021 PRELIMINARY TAXABLE VALUE	PERCENT CHANGE FROM 2020
01 MIAMI	63,007,642,722	64,225,472,980	1.9%	1,609,766,671	65,835,239,651	4.5%
0101 MIAMI (DDA)	22,602,000,352	22,316,998,467	-1.3%	331,090,553	22,648,089,020	0.2%
02 MIAMI BEACH	41,742,998,986	41,651,084,940	-0.2%	215,589,854	41,866,674,794	0.3%
0201 MB NORMANDY SHORES	242,757,511	245,073,256	1.0%	3,782,998	248,856,254	2.5%
03 CORAL GABLES	17,449,831,481	17,849,091,106	2.3%	276,033,634	18,125,124,740	3.9%
04 HIALEAH	12,482,037,363	13,333,612,170	6.8%	241,307,093	13,574,919,263	8.8%
05 MIAMI SPRINGS	1,323,842,345	1,324,257,672	0.0%	13,218,174	1,337,475,846	1.0%
06 NORTH MIAMI	3,739,669,946	3,954,255,248	5.7%	25,693,729	3,979,948,977	6.4%
07 NORTH MIAMI BEACH	3,529,913,811	3,642,611,833	3.2%	22,869,863	3,665,481,696	3.8%
08 OPA-LOCKA	1,235,577,011	1,317,128,075	6.6%	791,453	1,317,919,528	6.7%
09 SOUTH MIAMI	2,073,136,890	2,090,708,822	0.8%	17,767,669	2,108,476,491	1.7%
10 HOMESTEAD	3,484,285,806	3,650,070,232	4.8%	98,653,626	3,748,723,858	7.6%
11 MIAMI SHORES	1,257,307,461	1,311,290,199	4.3%	6,163,599	1,317,453,798	4.8%
12 BAL HARBOUR	5,276,990,506	5,264,321,258	-0.2%	-1,245,115	5,263,076,143	-0.3%
13 BAY HARBOR ISLANDS	1,378,221,700	1,360,284,554	-1.3%	14,199,838	1,374,484,392	-0.3%
14 SURFSIDE	3,126,037,017	3,290,524,017	5.3%	1,735,664	3,292,259,681	5.3%
15 WEST MIAMI	653,085,160	667,218,065	2.2%	54,058,008	721,276,073	10.4%
16 FLORIDA CITY	636,829,519	641,650,139	0.8%	55,471,117	697,121,256	9.5%
17 BISCAYNE PARK	249,288,141	268,272,161	7.6%	1,842,535	270,114,696	8.4%
18 EL PORTAL	181,958,463	194,701,388	7.0%	686,235	195,387,623	7.4%
19 GOLDEN BEACH	1,179,521,503	1,192,328,644	1.1%	3,023,885	1,195,352,529	1.3%
20 PINECREST	5,154,597,513	5,328,679,020	3.4%	49,328,424	5,378,007,444	4.3%
21 INDIAN CREEK	678,324,831	723,161,238	6.6%	0	723,161,238	6.6%
22 MEDLEY	2,648,409,814	2,821,375,702	6.5%	12,524,560	2,833,900,262	7.0%
23 N. BAY VILLAGE	1,083,771,883	1,114,812,330	2.9%	4,966,566	1,119,778,896	3.3%
24 KEY BISCAYNE	8,202,651,483	8,246,083,253	0.5%	23,028,894	8,269,112,147	0.8%
25 SWEETWATER	1,976,624,409	2,013,561,469	1.9%	33,313,884	2,046,875,353	3.6%
26 VIRGINIA GARDENS	276,373,531	292,582,825	5.9%	19,587,436	312,170,261	13.0%
27 HIALEAH GARDENS	1,492,019,968	1,577,992,581	5.8%	18,401,921	1,596,394,502	7.0%
28 AVENTURA	10,550,216,874	10,437,038,206	-1.1%	14,318,452	10,451,356,658	-0.9%
30 UNINCORPORATED	87,269,294,245	91,288,369,137	4.6%	906,797,900	92,195,167,037	5.6%
31 SUNNY ISLES BEACH	11,915,512,092	11,338,676,927	-4.8%	1,297,165,759	12,635,842,686	6.0%
32 MIAMI LAKES	3,636,955,722	3,738,793,267	2.8%	28,578,299	3,767,371,566	3.6%
33 PALMETTO BAY	3,199,561,967	3,309,481,312	3.4%	57,499,047	3,366,980,359	5.2%
34 MIAMI GARDENS	5,346,230,392	5,659,066,597	5.9%	64,103,898	5,723,170,495	7.1%
35 DORAL	14,321,984,524	14,505,807,214	1.3%	385,319,332	14,891,126,546	4.0%
36 CUTLER BAY	2,767,525,299	2,905,140,046	5.0%	11,043,919	2,916,183,965	5.4%
COUNTY-WIDE	324,362,997,164	332,438,164,922	2.5%	5,530,529,428	337,968,694,350	4.2%
FIRE AND RESCUE	181,615,345,145	187,252,413,226	3.1%	3,164,892,756	190,417,305,982	4.8%
LIBRARY	291,615,522,001	298,105,651,606	2.2%	5,151,518,392	303,257,169,998	4.0%
SCHOOL BOARD	353,183,445,068	360,582,168,425	2.1%	5,532,336,601	366,114,505,026	3.7%
S FL WATER MNGT DIST	326,562,502,890	334,528,098,016	2.4%	5,532,336,601	340,060,434,617	4.1%
FL INLAND NAV DIST	326,562,502,890	334,528,098,016	2.4%	5,532,336,601	340,060,434,617	4.1%
THE CHILDREN'S TRUST	326,562,502,890	334,528,098,016	2.4%	5,532,336,601	340,060,434,617	4.1%