

MIAMI-DADE COUNTY
PROPERTY APPRAISER
2013 PRELIMINARY AVERAGE AND MEDIAN RESIDENTIAL VALUES
JULY 1, 2013



<u>Municipality</u>	<u>Count</u>	<u>Average Values</u>			<u>Median Values</u>		
		<u>Just</u>	<u>Assessed</u>	<u>Taxable</u>	<u>Just</u>	<u>Assessed</u>	<u>Taxable</u>
01 CITY OF MIAMI	90,823	226,711	200,313	178,681	147,593	130,904	107,844
02 CITY OF MIAMI BEACH	46,713	435,529	354,666	337,832	202,630	176,741	162,790
03 CITY OF CORAL GABLES	16,395	650,947	549,840	515,134	392,936	331,862	296,973
04 CITY OF HIALEAH	48,839	98,538	91,865	55,977	91,726	86,674	48,335
05 CITY OF MIAMI SPRINGS	3,790	199,567	178,188	135,445	188,436	168,457	127,058
06 CITY OF NORTH MIAMI	14,328	112,297	99,643	74,028	72,202	68,747	39,336
07 CITY OF NORTH MIAMI BEACH	11,981	108,841	98,072	71,151	77,798	73,819	40,106
08 CITY OF OPA-LOCKA	2,609	55,405	51,143	30,630	52,294	48,260	25,000
09 CITY OF SOUTH MIAMI	3,643	261,705	219,721	184,990	228,608	184,331	147,885
10 CITY OF HOMESTEAD	16,530	79,328	72,961	55,693	66,150	61,000	48,557
11 MIAMI SHORES VILLAGE	3,680	280,337	219,865	179,696	248,038	187,131	146,988
12 BAL HARBOUR VILLAGE	3,310	1,029,587	896,265	884,285	488,110	460,865	453,122
13 TOWN OF BAY HARBOR ISLANDS	2,344	259,814	207,874	182,834	128,260	109,439	93,621
14 TOWN OF SURFSIDE	3,273	368,657	309,244	286,052	318,160	255,608	224,108
15 CITY OF WEST MIAMI	1,512	159,473	143,426	97,295	151,284	133,849	93,294
16 CITY OF FLORIDA CITY	1,860	52,149	46,160	33,301	51,053	43,396	30,489
17 VILLAGE OF BISCAYNE PARK	852	190,673	164,596	120,449	173,471	151,520	109,392
18 VILLAGE OF EL PORTAL	691	167,900	135,313	95,287	157,944	126,982	84,522
19 TOWN OF GOLDEN BEACH	351	2,493,177	1,817,689	1,782,833	1,587,281	1,178,175	1,153,270
20 VILLAGE OF PINECREST	5,912	665,936	563,609	521,434	527,488	431,484	386,927
21 VILLAGE OF INDIAN CREEK	32	14,320,226	11,592,546	11,564,032	12,268,871	9,730,622	9,705,622
22 TOWN OF MEDLEY	85	75,221	62,151	31,333	64,052	54,333	25,000
23 NORTH BAY VILLAGE	3,656	168,614	145,869	131,950	129,735	108,928	101,667
24 VILLAGE OF KEY BISCAYNE	6,690	1,002,093	850,030	828,323	612,060	535,022	521,850
25 CITY OF SWEETWATER	3,001	96,299	89,527	56,632	86,040	75,757	53,596
26 VILLAGE OF VIRGINIA GARDENS	567	143,212	126,583	85,202	141,217	125,133	76,964
27 CITY OF HIALEAH GARDENS	5,627	108,236	99,489	64,753	102,950	96,909	50,857
28 CITY OF AVENTURA	23,844	288,583	262,525	244,290	203,260	187,025	170,793
30 MUNICIPAL SERVICE AREA	311,312	143,447	131,569	97,625	113,146	106,196	70,480
31 CITY OF SUNNY ISLES BEACH	15,788	453,751	386,300	372,489	225,730	196,475	188,163
32 TOWN OF MIAMI LAKES	8,920	213,868	194,384	154,848	197,680	178,600	135,209
33 VILLAGE OF PALMETTO BAY	7,978	315,837	278,158	236,599	312,788	263,449	216,503
34 CITY OF MIAMI GARDENS	28,372	82,615	77,135	44,666	82,226	76,707	33,626
35 CITY OF DORAL	16,814	223,892	206,921	187,524	189,345	177,580	161,610
36 TOWN OF CUTLER BAY	13,884	131,271	125,269	91,017	118,038	112,826	78,781
MIAMI-DADE COUNTYWIDE	725,948	212,141	186,834	157,482	126,510	115,669	81,724
<u>Other Taxing Authorities</u>							
BOARD OF PUBLIC INSTRUCTION	726,033	212,137	192,221	177,252	126,510	117,422	100,954
SO FLORIDA WATER MANAGEMENT DIST	726,033	212,137	186,832	159,960	126,510	117,422	83,871
FLORIDA INLAND NAVIGATION DISTRICT	726,033	212,137	186,832	159,960	126,510	117,422	83,871
THE CHILDRENS' TRUST	726,033	212,137	186,832	159,960	126,510	117,422	83,871