


PROPERTY PURCHASE AT MIAMI-DADE AUCTION-SALE AND COST/BENEFITS ANALYSIS

PROPERTY DESCRIPTION

OWNER'S NAME	HORTENCIA BUELVAS	
PROPERTY ADDRESS	6380 NW 114 AVE 327 DORAL 33178	
FOLIO #	35-3018-029-0680	
FORECLOSURE CASE #	10020364CA01	
SALE DATE	11/19/2014	
LIVING AREA	1,115	
LAYOUT	2/2	
MAP	https://goo.gl/maps/HO1DW	
COMMUNITY/COMPLEX	THE COURTS	

PROPERTY VALUE

AUCTION PURCHASE PRICE	\$165,000.00	MAXIMUM BIT	\$302,737.30
FINAL JUGDMENT	\$302,737.30	MARKET VALUE	\$209,000.00
RENT AMOUNT	\$1,650.00	MONTHLY HOA	\$260.00

PROPERTY'S ENCUMBRANCES/COSTS

LEGAL FEES	\$250.00	DUE HOA/CONDO*	\$5,000.00
DUE COUNTY TAXES	\$2,300.00	OTHER LIENS	\$0.00
SELLING CLOSING COSTS 3%	\$0.00	AUCTION SERVICE FEE 5%	\$8,250.00
FEDERAL TAXES/LIENS	\$0.00	SALE COMMISSIONS	\$0.00
REPAIRS	\$0.00	TOTAL COSTS	\$15,800.00

INVESTMENT PROCEEDS

TOTAL INVESTMENT	\$180,800.00	PROFIT	\$28,200.00
PORCENTUAL PROFIT	15.60%		

COMMENTS

Beautiful apartment with water view, spacious 2 bedroom with washer and dryer inside, this unit is on the second floor.
 Facts: ■ Laundry: None ■ Parking: None, 0 space ■ Multi Family

*Estimated Past Due HOA debt.

