


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

PROPERTY DESCRIPTION

OWNER'S NAME	HERBERT SIMPSON	
PROPERTY ADDRESS	7720 SW 177 ST PALMETTO BAY 3315	
FOLIO #	33-5034-034-0040	
FORECLOSURE CASE #	2013-031822-CA-01	
SALE DATE	7/29/2015	
LIVING AREA	3,076	
LAYOUT	4/3	
MAP	https://goo.gl/maps/DltHz	
COMMUNITY/COMPLEX	BLOOM ACRES PALMETTO BAY	

AUCTION PURCHASE PRICE	\$250,100.00	MAXIMUM BIT	HIDDEN
FINAL JUGDMENT	\$409,288.50	MARKET VALUE	\$505,000.00
RENT AMOUNT	\$3,500.00	MONTHLY HOA	\$0.00

PROPERTY'S ENCUMBRANCES/COSTS

LEGAL FEES	\$5,502.20	DUE HOA/CONDO*	\$0.00
DUE COUNTY TAXES	\$10,032.13	OTHER LIENS	\$0.00
SELLING CLOSING COSTS 3%	\$0.00	AUCTION SERVICE FEE	\$10,004.00
FEDERAL TAXES/LIENS	\$0.00	SALE COMMISSIONS	\$0.00
REPAIRS	\$5,000.00	TOTAL COSTS	\$30,538.33

INVESTMENT PROCEEDS

TOTAL INVESTMENT	\$280,638.33	PROFIT	\$224,361.67
PORCENTUAL PROFIT	79.95%		

COMMENTS

This 3076 square foot single family home has 4 bedrooms and 3.0 bathrooms. It is located at 7720 SW 177th St Palmetto Bay, Florida.
Facts ■ Lot: 0.43 acres ■ Single Family ■ Built in 1991
Features ■ Parking: 308 sqft
Construction ■ Construction quality: 5.0 ■ Exterior material: Cement concrete ■ Roof type: Other ■ Stories: 1
 ■ Unit count: 1 Other ■ Floor size: 3,076 sqft