

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

PROPERTY DESCRIPTION

OWNER'S NAME	PATRICE BORRAS	
PROPERTY ADDRESS	11756 SW 102 ST MIAMI 33186	
FOLIO #	30-5901-053-0360	
FORECLOSURE CASE #	14000498CA01	
SALE DATE	11/19/2014	
LIVING AREA	1,818	
LAYOUT	4/2	
MAP	https://goo.gl/maps/g0xCP	
COMMUNITY/COMPLEX	AMARETTO	

PROPERTY VALUE

AUCTION PURCHASE PRICE	\$135,000.00	MAXIMUM BIT	\$124,852.60
FINAL JUGDMENT	\$113,960.00	MARKET VALUE	\$230,000.00
RENT AMOUNT	\$2,000.00	MONTHLY HOA	\$100.00

PROPERTY'S ENCUMBRANCES/COSTS

LEGAL FEES	\$0.00	DUE HOA/CONDO*	\$5,000.00
DUE COUNTY TAXES	\$2,388.90	OTHER LIENS	\$0.00
SELLING CLOSING COSTS 3%	\$0.00	AUCTION SERVICE FEE	\$6,750.00
FEDERAL TAXES/LIENS	\$0.00	SALE COMMISSIONS	\$0.00
REPAIRS	\$0.00	TOTAL COSTS	\$14,138.90

INVESTMENT PROCEEDS

TOTAL INVESTMENT	\$149,138.90	PROFIT	\$80,861.10
PORCENTUAL PROFIT	54.22%		

COMMENTS

This 1817 square foot single family home has 4 bedrooms and 2.0 bathrooms. It is located at 11756 SW 102nd St Miami, Florida.
 Facts: ■ Lot: 3,049 sqft ■ Single Family ■ Built in 1988 ■ Last sold: May 1991 for \$116,500

