

## **141-143 North Market Street**

### **Estimated Income and Expense**

Space		Monthly Rent	Estimated Yearly Expenses:	
<b>A</b>	Commercial	\$1,020	Utilities	\$2,015
<b>B</b>	Commercial	\$1,500	Water/sewer	
<b>C</b>	Commercial	\$1,100	Electric	
<b>Apt 1</b>	1 bedroom	\$800	Insurance	\$4,525
<b>Apt 2</b>	1 bedroom	\$750	Maintenance	\$3,275
<b>Apt 3</b>	1 bedroom w/ washer/dryer	\$850	Snow removal	
<b>Apt 4</b>	1 bedroom	\$795	Management	owner
			Property Tax	\$9,510
			Total Yearly Expense:	<b>\$19,325</b>
	Total Monthly Income:	<b>\$6,815</b>		
	Total Yearly Income	<b>\$81,780</b>	Total Yearly Income	\$81,780
			Total Yearly Expense:	\$19,325
	<b>All Leases Year to Year</b>			
			<b>Estimated Net Operating Income:</b>	<b>\$62,455</b>

All information has been obtained from reliable sources but should be verified prior to making any investment decision.

3/28/19