

SUMMARY

Analysis Type: **Buying**

Property Type: **Office**

Site Area: **95,559 sq ft**

INCOME

	Monthly	Annually
Property Income:	\$196,402	\$2,356,821
Additional Income:	\$0	\$0
Property Square Footage:	95,559	
Total Estimate Gross Income (EGI):		\$2,309,685

EXPENSES

Total Expenses

Monthly: \$129,365

Annual: \$1,552,384

% of Income: 67.21%

VALUATION & CAP RATE

Property Value or Sale Price: \$15,146,012

Property CAP Rate: 5%

LOAN INFORMATION

Down Payment (66.02%): \$10,000,000

Loan Amount (33.98%): \$5,146,012

Interest Rate: 8%

Amortization Period: 10 Years

Monthly Payment: \$62,435

Annual Debt Services: \$749,224

Debt Coverage Ratio: 1.01