

## SUMMARY

**Analysis Type: Selling****Property Type: Retail****Address: 1496 US 19 S Leesburg GA 31763****Age of Property (Completion Year): 1999****Site Area: 84,071 sq ft****Gross Building Area: 8,390 sq ft****Gross Leasable Area: 8,390 sq ft**

## INCOME

	Monthly	Annually
Property Income:	\$10,000	\$120,000
Additional Income:	\$0	\$0
Property Square Footage:	8,390	
Total Estimate Gross Income (EGI):		\$120,000

## EXPENSES

Name	Monthly	Annually	%
Real Estate Taxes	\$568	\$6,816	5.68
Insurance	\$638	\$7,656	6.38

**Total Expenses****Monthly: \$1,206****Annual: \$14,472****% of Income: 12.06%**

## VALUATION & CAP RATE

**Property Value or Sale Price: \$1,507,543****Property CAP Rate: 7.00%**

## LOAN INFORMATION

**Down Payment ( %):****Loan Amount ( %):****Interest Rate: %****Amortization Period: Years****Monthly Payment:****Annual Debt Services:****Debt Coverage Ratio:**