

SUMMARY

Analysis Type: **Buying**

Property Type: **Industrial**

Address: **15708 Industrial Parkway**

Age of Property (Completion Year): **30**

Site Area: **31,000 sq ft**

Gross Building Area: **31,000 sq ft**

Gross Leasable Area: **31,000 sq ft**

INCOME

	Monthly	Annually
Property Income:	\$17,720	\$212,645
Additional Income:	\$0	\$0
Property Square Footage:	31,000	
Total Estimate Gross Income (EGI):		\$212,645

EXPENSES

Total Expenses

Monthly: \$354

Annual: \$4,253

% of Income: 2%

VALUATION & CAP RATE

Property Value or Sale Price: \$2,336,233

Property CAP Rate: 8.92%

LOAN INFORMATION

Down Payment (70%): \$1,635,363

Loan Amount (30%): \$700,870

Interest Rate: 6.75%

Amortization Period: 20 Years

Monthly Payment: \$5,329

Annual Debt Services: \$63,950

Debt Coverage Ratio: 3.26