



Income Analysis

241 16th Avenue NE Hickory North Carolina 28601

Report courtesy of Ola van Zyl

SUMMARY

Analysis Type: **Buying**

Property Type: **Office**

Address: **241 16th Avenue NE Hickory North Carolina 28601**

Age of Property (Completion Year): **1984**

Site Area: **8,064 sq ft**

INCOME

		Monthly	Annually
Property Income:	\$7,000		\$84,000
Additional Income:	\$0		\$0
Property Square Footage:			
Total Estimate Gross Income (EGI):			\$84,000

EXPENSES

Total Expenses

Monthly: **\$833**

Annual: **\$10,000**

% of Income: **11.9%**

VALUATION & CAP RATE

Property Value or Sale Price: **\$890,000**

Property CAP Rate: **8.31%**

LOAN INFORMATION

Down Payment (25%): **\$222,500**

Loan Amount (75%): **\$667,500**

Interest Rate: **6.5%**

Amortization Period: **30 Years**

Monthly Payment: **\$4,219**

Annual Debt Services: **\$50,629**

Debt Coverage Ratio: **1.46**