



Income Analysis

615 617 Greenup St Covington KY 41011
Report courtesy of Troy Muljat

SUMMARY

Analysis Type: Existing Property (hold)
Property Type: Multi-Family
Address: 615 617 Greenup St Covington KY 41011
Age of Property (Completion Year): 1941
Site Area: 10,000 sq ft
Gross Building Area: 8,000 sq ft
Gross Leasable Area: 8,000 sq ft

INCOME

		Monthly	Annually
Property Income:	\$7,000		\$84,000
Additional Income:	\$0		\$0
Property Square Footage:	8,000		
Total Estimate Gross Income (EGI):			\$80,640

EXPENSES

Total Expenses
Monthly: \$2,000 Annual: \$24,000 % of Income: 29.76%

VALUATION & CAP RATE

Property Value or Sale Price: \$944,000 Property CAP Rate: 6.00%

LOAN INFORMATION

Down Payment (%): Loan Amount (%):
Interest Rate: 4% Amortization Period: 20 Years Monthly Payment:
Annual Debt Services: Debt Coverage Ratio: