

SUMMARY

Analysis Type: **Selling**

Property Type: **Mixed-Use**

Address: **617 Cherry Street**

Site Area: **6,448 sq ft**

Gross Building Area: **6,448 sq ft**

Gross Leasable Area: **6,448 sq ft**

INCOME

	Monthly	Annually
Property Income:	\$8,690	\$104,280
Additional Income:	\$0	\$0
Property Square Footage:	6,448	
Total Estimate Gross Income (EGI):		\$102,194

EXPENSES

Total Expenses

Monthly: **\$2,650**

Annual: **\$31,800**

% of Income: **31.12%**

VALUATION & CAP RATE

Property Value or Sale Price: **\$1,126,310**

Property CAP Rate: **6.25%**

LOAN INFORMATION

Down Payment (31.07%): **\$350,000**

Loan Amount (68.93%): **\$776,310**

Interest Rate: **5.5%**

Amortization Period: **30 Years**

Monthly Payment: **\$4,408**

Annual Debt Services: **\$52,894**

Debt Coverage Ratio: **1.33**