

SUMMARY

Analysis Type: Buying**Property Type: Office****Address: 8624 Sharonbrook Drive****Age of Property (Completion Year): 1957****Gross Building Area: 1,870 sq ft****Gross Leasable Area: 1,870 sq ft**

INCOME

		Monthly	Annually
Property Income:	\$3,300		\$39,600
Additional Income:	\$0		\$0
Property Square Footage:	1,870		
Total Estimate Gross Income (EGI):			\$38,808

EXPENSES

Total Expenses**Monthly: \$150****Annual: \$1,800****% of Income: 4.64%**

VALUATION & CAP RATE

Property Value or Sale Price: \$450,219**Property CAP Rate: 8.22%**

LOAN INFORMATION

Down Payment (25.82%): \$116,231**Loan Amount (74.18%): \$333,988****Interest Rate: 6.5%****Amortization Period: 30 Years****Monthly Payment: \$2,111****Annual Debt Services: \$25,332****Debt Coverage Ratio: 1.46**