

SUMMARY

Analysis Type: **Buying**

Property Type: **Multi-Family**

Address: **918 S 14th St Lafayette Current**

INCOME

Bedrooms	# of Units	Avg. Sq. Ft.	Monthly	Annual
1-bedroom	1	(\$)	\$1,000	\$12,000
1-bedroom	1	(\$)	\$770	\$9,240
studio	1	(\$)	\$750	\$9,000
Totals:	3		\$2,520	\$30,240
TOTAL INCOME:			\$2,520	\$30,240
Vacancy Rate:				

	Monthly	Annually
Property Income:	\$2,520	\$30,240
Additional Income:	\$0	\$0
Property Square Footage:		
Total Estimate Gross Income (EGI):		\$30,240

EXPENSES

Name	Monthly	Annual	\$ / Unit	%
Real Estate Taxes	\$205	\$2,460	820.00	8.13
Insurance	\$83	\$996	332.00	3.29
Fuel	\$133	\$1,596	532.00	5.28
Electricity	\$147	\$1,764	588.00	5.83
Water & Sewer	\$44	\$528	176.00	1.75
Maintenance & Repair	\$192	\$2,304	768.00	7.62
Management	\$252	\$3,024	1,008.00	10
Reserves	\$50	\$600	200.00	1.98

Total Expenses



Income Analysis

918 S 14th St Lafayette Current

Report courtesy of FWD Coaching

Monthly: \$1,106

Annual: \$13,272

% of Income: 43.89%

VALUATION & CAP RATE

Property Value or Sale Price: \$285,000

Property CAP Rate: 5.95%

LOAN INFORMATION

Down Payment (50%): \$142,500

Loan Amount (50%): \$142,500

Interest Rate: 7.5%

Amortization Period: 20 Years

Monthly Payment: \$1,148

Annual Debt Services: \$13,776

Debt Coverage Ratio: 1.23