

1012 - 1034 Hickory Hill Ln Townhomes Rent Roll, as of 6/1/2026:

Unit #:	Sq Ft:	Rent:	Deposit:	Term:	Status:	Air filter:
1012	1050	\$ 1,300.00	\$ 1,300.00	6/13/22 - 6/12/23	MTM	16x18x1
1014	1050	\$ 1,400.00	\$ 1,400.00	1/9/26 - 1/8/27	Current	16x18x1
1016	1050	\$ 1,300.00	\$ 1,300.00	8/8/25 - 8/7/26	Current	14x20x1
1018	1050	\$ 1,200.00	\$ 1,200.00	4/1/22 - 3/31/23	MTM	14x18x1
1020	1050	\$ 1,200.00	\$ 1,100.00	12/1/25 - 11/30/26	Current	14x18x1
1022	1050	\$ 1,000.00	\$ 650.00	2/1/26 - 1/31/27	Current	14x18x1
1024	1050	\$ 1,400.00	\$ 1,400.00	2/1/26 - 1/31/27	Current	16x18x1
1026	1050	\$ 1,300.00	\$ 1,300.00	7/1/23 - 6/30/24	MTM	16x18x1
1028	1050	\$ 1,000.00	\$ 450.00	5/1/26 - 4/30/27	Current	16x18x1
1030	1050	\$ 1,400.00	\$ 1,400.00	1/16/25 - 1/15/26	MTM	14x18x1
1032	1050	\$ 1,400.00	\$ 1,400.00	6/15/26 - 6/14/27	Current	14x18x1
1034	1050	\$ 1,000.00	\$ 1,000.00	5/1/26 - 4/30/27	Current	14x18x1
12-units	12600	\$14,900.00	\$ 13,900.00			
		15500				
		Monthly Expenses:			Annual Expenses:	
		Property Taxes	\$1,954.64		Property Taxes	\$23,455.68
		Insurance	\$749.73		Insurance	\$8,996.76
		Pest Control	\$225.00		Pest Control	\$2,700.00
		Repairs & Maint	\$208.12		Repairs & Maint	\$2,497.44
		Trash	\$135.00		Trash	\$1,620.00
		Lawncare	\$175.00		Lawncare	\$2,100.00
		Total monthly expenses	\$3,447.49		Total annual expenses	\$41,369.88
		Monthly cash flow	\$11,452.51		Annual cash flow	\$144,630.12