



COLLEEN BRACCI  
REAL ESTATE TEAM

## 471-473 N Goodman St Income & Expenses

### INCOME

| UNIT | TYPE                 | RENT            |
|------|----------------------|-----------------|
| A    | 2 BDRM               | \$ 900          |
| B    | 2 BDRM               | \$ 1,300        |
| C    | 3 BDRM               | \$ 1,300        |
| 471  | 898 sqft storefront  | \$ 900          |
| 471  | Vacant storefront    |                 |
|      |                      |                 |
|      | <b>MONTHLY TOTAL</b> | <b>\$ 4,400</b> |
|      | <b>ANNUAL</b>        | <b>\$52,800</b> |

### EXPENSES

|              |                 |
|--------------|-----------------|
| CITY TAX     | \$6,093         |
| COUNTY TAX   | \$1,857         |
| INSURANCE    | \$2,676         |
| TRASH        | \$3,000         |
| RGE          | \$8,040         |
| WATER        | \$ 523          |
| MANAG 5%     | \$5,280         |
| REPAIRS 5%   | \$5,280         |
| <b>TOTAL</b> | <b>\$32,749</b> |

GROSS RENT \$ 52,800  
EXPENSES \$ 32,749  
NET OPERATING INC. \$ 20,051

5 units, 3 apartments, 2 store fronts

**LIST PRICE: \$ 325,000**

ALL INFORMATION CONTAINED HEREIN IS DEEMED RELIABLE  
BUT NOT GUARANTEED

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**RE/MAX REALTY GROUP**

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