

Property Operating Statement 2-4 Units

Rental Property Address:

Street: 18 Margaret St.

City: Baldwinsville State: N.Y. Zip Code: 13027

Monthly Rents:

Apt 1 Rent: \$ \$875

Apt 2 Rent: \$ \$900

Apt 3 Rent: \$

Apt 4 Rent: \$

INCOME:

Total (Potential) Annual Rent	\$ <u>\$21,300</u>
Add any Annual Income (Parking, Billboards, Laundry, Etc.)	+ \$ <u>0</u>
Total (Potential) Gross Income	= \$ <u>\$21,300</u>
Subtract Vacancy and Collection Loss	- \$ <u>0</u>

TOTAL GROSS INCOME: (ACTUAL)

\$ \$21,300

EXPENSES:

Property Taxes	\$ <u>\$4,993</u>
Insurance	\$ <u>\$900</u>
Gas & Electric	\$ <u>\$0</u>
Water/Sewer	\$ <u>\$0</u>
Snow Removal	\$ <u>\$0</u>
Lawn Care	\$ <u>\$0</u>
Repairs / Maintenance	\$ <u>\$0</u>
Management Fees	\$ <u>\$0</u>
Other	\$ <u>\$0</u>

TOTAL EXPENSES:

\$ \$5,893

Total Annual Net Operating Income:

\$ \$15,407

Notes: _____