

**Income and Expenses for
16-18 Johnson Street,
Burlington**



16-18 Johnson Street

| | |
|---|--------------------|
| LIST PRICE | \$499,000 |
| SALE PRICE | \$499,000 |
| LOT SIZE | 0.08 |
| ZONING | RH |
| YEAR BUILT | 1910 |
| FINISHED SF ABOVE GRADE | 3,234 |
| METERS (ELECTRIC / GAS) | 2/2 |
| PRICE PER SQUARE FOOT | <i>\$154</i> |
| # UNITS | 2 |
| PRICE PER UNIT | <i>\$249,500</i> |
| # BEDROOMS | 7 |
| PRICE PER BEDROOM | <i>\$71,286</i> |
| Unit 1 - 16 Johnson (Lease ends 5/29/2019) | \$1825 (3 BR) |
| Unit 2 - 18 Johnson (Lease ends 5/27/2019) | \$2150 (4 BR) |
| AVERAGE RENT PER UNIT | <i>\$1,988</i> |
| AVERAGE RENT PER BEDROOM | <i>\$568</i> |
| GROSS MONTHLY INCOME | \$3,975 |
| ANNUAL INCOME | \$47,700 |
| <u>ANNUAL EXPENSES</u> | |
| Property Taxes | \$7,446 |
| Insurance | \$1,495 |
| Trash Expense | \$574 |
| Heat | Tenants |
| Hot Water Tank Rental | \$360 |
| Electric | Tenants |
| Snow/Landscaping | \$500 (est. exp.) |
| Water/Sewer | \$1,429 |
| Maintenance | \$1000 (est. exp.) |
| City Inspection | \$200 |
| TOTAL ANNUAL EXPENSES | <i>\$13,004</i> |
| NET OPERATING INCOME | \$34,696 |
| EXPENSE RATIO | 27.26% |
| CAP RATE | 6.95% |

**Estimated*

The above information is deemed reliable but is not guaranteed - some figures may be estimated