

Income and Expenses for 69 Hungerford Terrace



69 Hungerford Terrace

LIST PRICE	\$500,000
SALE PRICE	\$500,000
LOT SIZE	0.09
ZONING	RH
YEAR BUILT	1899
FINISHED SF ABOVE GRADE	2,232
PRICE PER SQUARE FOOT	\$224
# UNITS	3
PRICE PER UNIT	\$166,667
# BEDROOMS	5
PRICE PER BEDROOM	\$100,000
Unit 1 (Month to month)	\$750 (1 BR)
Unit 2 (9/1/2019-5/25/2020)	\$2100 (3 BR)
Unit 3 (Month to month)	\$500 (Studio)
AVERAGE RENT PER UNIT	\$1,117
AVERAGE RENT PER BEDROOM	\$670
GROSS MONTHLY INCOME	\$3,350
ANNUAL INCOME	\$40,200
ANNUAL EXPENSES	
Property Taxes	\$9,539
Insurance	\$1,800*
Trash Expense	\$600*
Heat	tenants
Hot Water Tank Rental	\$186
Electric	\$360*
Snow/Landscaping	\$500*
Water/Sewer	\$1,486
Maintenance	\$2,000*
City Inspection	\$330
TOTAL ANNUAL EXPENSES	\$16,801
NET OPERATING INCOME	\$23,399
EXPENSE RATIO	41.79%
CAP RATE	4.68%

*Estimated

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