

Income and Expenses for 384 North St



384 North St	
LIST PRICE	\$499,000
SALE PRICE	\$499,000
LOT SIZE	0.07
ZONING	RM
YEAR BUILT	1915
FINISHED SQFT.	1878
PRICE PER SQUARE FOOT	\$266
# UNITS	2
PRICE PER UNIT	\$249,500
# BEDROOMS	4
PRICE PER BEDROOM	\$124,750
Unit 1 ^ (6/1/26-5/26/27)	\$4,300 (4 BR)
Unit 2	
AVERAGE RENT PER UNIT	\$2,150
AVERAGE RENT PER BEDROOM	\$1,075
GROSS MONTHLY INCOME	\$4,300
ANNUAL INCOME	\$51,600
<u>ANNUAL EXPENSES</u>	
Property Taxes	\$12,261
Insurance*	\$2,000
Trash Expense	\$553
Heat & Hot Water	Tenants
Hot Water Tank Rental	owned
Electric	Tenants
Snow/Landscaping*	\$500
Water/Sewer	Tenants
Maintenance*	\$1,000
City Inspection	\$220
TOTAL ANNUAL EXPENSES	\$16,534
NET OPERATING INCOME	\$35,066
EXPENSE RATIO	32.04%
CAP RATE	7.03%

^Currently rented at \$4200 - lease until 5/24/26

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