Property Analysis Form

Asking/Offer Price $_____
Address _____
Property Type? (Apts, SFR, Condo) If Apts, # of Units?____
Current Owners Name _____

Property

No of Units	Rms	Beds	Baths	Cur Rent	Yrly Rent

Total Gross Income

Total Monthly Rental Income	
	x 12 Mths
Total Annual Rental Income	
Other Income (Laundry, Parking, Etc.)	
Total Gross Income	
Total Operating Expenses (Annual)	
Net Operating Income	

Annual Operating Expenses

Real Estate Taxes	
Insurance	
Sewer and Water	
Electric	
Gas	
Trash	
Property Management Fees	
Maintenance 7.5%	
Vacancy 7.5%	
Other	
Total Annual Operating Expenses	

1st Mortgage **Assumable? Y N**
Rate _____ Balance _____ Terms _____ Payment _____
2nd Mortgage **Assumable? Y N**
Rate _____ Balance _____ Terms _____ Payment _____
x 12
Total Annual Debt Service **$_____**

Property Summarization

Total Income (Annual) + _____
Total Open Expense (Annual) - _____
Total Debt Service (Annual) - _____
Cash Flow = _____

Amortization (loan paydown) 1st Mtg + _____
Amortization (loan paydown) 1st Mtg + _____
Net Income = _____
Total Equity $_____

Cap Rate _____% **Cash on Cash Return _____**

Return on Investment (ROI) _____