

2220 DIAMOND HILL ROAD

CURRENT RENTS

April 1, 2025

2220 Diamond Hill Road Cumberland RI

	<u>Rent/Monthly</u>	<u>Rent/Annual</u>	<u>Tenant</u>
Apt 1	1,100	13,200	Month-To-Month
Apt 2	1,500	18,000	M-To-M (Including Computer store)
Massage	600	7,200	Month-To-Month
Apt 3	1,200	14,400	Lease expires 1/31/2026
Apt 4	<u>1,000</u>	<u>12,000</u>	Lease expires 2/28/2026
		<u>64,800</u>	

Notes:

Unit 1 includes one garage

2024 Expenses:

Insurance	4,096
Lawn Care	1,170
Pest Control Contract	395
Property Tax	8,103
Fire Tax	1,157
Water	593
Sewer	1,204
Gas	2,358
Electric	<u>1,387</u>
Total 2024 Expense	<u>20,463</u>