

FOR SALE

**4 RESIDENTIAL UNITS
1 COMMERCIAL UNIT**



**Insite
Realty
SERVICES**

SONIA VELASCO

LIC. R.E. ASSOCIATE BROKER

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RENT ROLL

4 RESIDENTIAL UNITS

Unit	Size	Monthly Rent	Yearly Rent
1F	1.5BR	\$1,290	\$15,480
1R	STUDIO	\$1,055	\$12,660
2	3BR	\$1,870	\$22,440
3	3BR	\$2,400	\$28,800

COMMERCIAL

NAME	MONTHLY RENT	YEARLY RENT	DETAILS
PIZZERIA	\$1,500	\$18,000	10 YEAR LEASE 5% INCREASE YEARS 4-10 PAYS 1/5 TH OF WATER BILL

GARAGE

NAME	MONTHLY RENT	YEARLY RENT
GARAGE 3 SPACES 750 SQ FT	\$850	\$10,200

INCOME & EXPENSES

INSURANCE	\$4,000
TAXES	\$14,000
WATER	\$2,500
OIL	\$7,000
MAINTENANCE	\$2,500
SUPER	\$1,000

MONTHLY INCOME: \$8,965

YEARLY INCOME: \$107,580

YEARLY EXPENSES: \$31,000