

Category	Monthly	Annual
Unit B1 Rent	\$ 1,295.00	\$ 15,540.00
Unit B2 Rent	\$ 1,195.00	\$ 14,340.00
Unit 1 Rent	\$ 1,295.00	\$ 15,540.00
Unit 2 Rent	\$ 1,295.00	\$ 15,540.00
Unit 3 Rent	\$ 1,295.00	\$ 15,540.00
Unit 4 Rent	\$ 1,300.00	\$ 15,600.00
Total Income	\$ 7,675.00	\$ 92,100.00

Operating Expenses Section

Category	Monthly	Annual
Gas	\$ 170.00	\$ 2,040.00
Water/Sewer	\$ 230.00	\$ 2,760.00
Trash	\$ 380.00	\$ 4,560.00
Property Tax	\$ 828.00	\$ 9,936.00
Insurance	\$ 580.00	\$ 6,960.00
Repairs & Maintenance	\$ 200.00	\$ 2,400.00
Lawn/Snow	Renters clear sidewalk per lease agreements	
Total Operating Expenses	\$ 2,388.00	\$ 28,656.00

NOI Calculation

Category	Amount
Total Annual Income	\$ 92,100.00
Total Annual Operating Expenses	\$ 28,656.00
Net Operating Income (NOI)	\$ 63,444.00