

<b>Financials</b>			
<b>Address</b>	<b>5960 SW 23rd St WEST PARK</b>		
<b>Type</b>	<b>4 Bays</b> <b>2 = 2,000 sqft Bays</b> <b>2 = 1,000 sqft Bays</b>		
<b>Year Built</b>			
<b>Occupancy</b>			
<b>ASKING PRICE</b>	<b>\$ 2,375,000</b>		
<b>INCOME</b>	<b>Month</b>		<b>Annual</b>
<b>Leases</b>	<b>\$ 12,500</b>		<b>150,000</b>
	<b>\$ -</b>		
<b>Gross Adjusted Income</b>	<b>\$ 12,500</b>		<b>150,000</b>
<b>EXPENSES</b>			
<b>Electric</b>	<b>\$ -</b>		
<b>Water</b>	<b>\$ 200</b>		<b>2,400</b>
<b>Repairs &amp; Maintenance</b>	<b>\$ 25</b>		<b>300</b>
<b>Cameras Service</b>			
<b>Landscaping</b>			
<b>Property Taxes</b>	<b>\$ 1,641</b>		<b>19,692</b>
<b>Waste Management</b>	<b>\$ -</b>		
<b>Insurance</b>	<b>\$ 375</b>		<b>4,500</b>
<b>Total Expenses</b>	<b>\$ 2,241</b>		<b>26,892</b>
<b>Net Operating Income (NOI)</b>	<b>\$ 10,259</b>		<b>123,108</b>
<b>Cap Rate @ \$2,375,000</b>	<b>5.18%</b>		