

7321 Madsion/350 Circle

unit #	tenant	use	rent	utilitys	taxes	garbage	water
7321/100	Roberts westside	Bar&restaurant	6303	yes	no	yes	yes
7321/110	Roberts eastside	Bar&restaurant	4612	yes	no	yes	yes
7321/200	vacant						
350/100	jimmyjohns	Fastfood	2115	yes	yes	no	yes
350/200	Rossi Photography	Studio	2300	yes	no	no	no
350/300	Icomm	Computer firm	4265	yes	no	no	no

Current building expenses

Water	665
Alarm	1650
Insurance	17,894
Garbage	1485
maintance	3500
	25194

insurance	annual rent increase	square feet
no	2.50%	3900
no	2.50%	3800
		7100
no	2500 starting 8/2026 5 years	1600
no	month to month	1500
no	5%	1600
		19500
		estimate