

E.R.T. NNN Expenses
35 Mill Street Central, Marlborough, Mass.

2025

<u>Description</u>	<u>Year</u>
Landscaping J&J and Son Lawn Care	\$1,400.00

<u>Description</u>	<u>Year</u>
National Grid Power Common Meter	\$790.92

<u>Description</u>	<u>Year</u>
City of Marlboro Taxes	\$17,742.56

<u>Description</u>	<u>Year</u>
Bark Mulch and Loam	\$310.25

<u>Description</u>	<u>Year</u>
Hanover Insurance Building	\$6,335.00

<u>Description</u>	<u>Year</u>
Warren Security Monertering	\$600.00

<u>Description</u>	<u>Year</u>
<u>Spring Cleanup</u>	\$1,300.00
<u>Fall Cleanup</u>	

Total Expenses	\$28,478.73
NNN Per Year- Tenant Responsible For	\$14,239.36
NNN Per Month- Tenant Responsible For	\$1,186.61

Per Year Base Rent @ 8.50 Sq Foot	\$42,500.00
Per year NNN Tenant Responsible For	\$14,239.36
Total Base Rent and NNN Per Year	\$56,739.36

Per Month Base Rent @ 8.50 Sq foot	\$3,541.66
NNN Per Month Tenent Responsible For	\$1,186.61
Total Base Rent and NNN Per Month	\$4,728.27