

25 Columbia Turnpike, Hudson NY 12534

Town of Greenport

Updated Financials

Financials

Type

Actual Proforma

Year *

2024

Year Payable

2024

Annual

Per SF

Gross Rental Income

\$ 112,800

\$ 22.85

Other Income

\$ 0

\$ 0.00

Vacancy Loss

\$ 1,500

\$ 0.30

Effective Gross Income

\$ 111,300

\$ 22.55

Property Tax

\$ 12,760

\$ 2.59

Operating Expenses

\$ 4,000

\$ 0.81

Total Expenses

\$ 16,760

\$ 3.40

Net Operating Income

\$ 94,540

\$ 19.15

Sale Details

Sale Type

Price

GRM

Cap Rate 

NOI 

Investment

\$ 1,295,000.00

11.88

7.3%

\$ 94,540.00

Unit Mix

Beds

Baths

Units

Unit Area

Asking Rent

2

1

3

1,500 SF

1,500 SF

\$ 2,500

\$ 2,650

1

1

1

700 SF

700 SF

\$ 1,750

\$ 1,750