

709 Airport Budget Statement of Cash Flow

Annual Totals

Purchase Price	\$	629,900.00
Down Payment	\$	125,980.00
Listing Price	\$	659,900.00
Purchase vs Asking		95%
Interest Rate		7.00%
Loan Term (months)		240
Estimated Income	\$	67,740.00
Expense		
Vacancy Estimate	\$	-
Mngt. Fee	\$	-
Landscape	\$	-
Taxes Estimate	\$	3,534.14
Insurance Estimate	\$	2,500.00
Maintenance Fund	\$	-
Utilities Average	\$	-
Total:	\$	6,034.14
Net Operating Income	\$	61,705.86
Debt Services	\$	46,882.64
Reserves Account		\$0.00
Cash Flow	\$	14,823.22
Monthly Average	\$	1,235.27
Cap Rate		9.80%
Cash Flow Ratio		1.32