



# Rent Roll

As of 1/19/2026, 4314-18 Connecticut, Current leases

Prepared By: Smart Rentals LLC  
2301 S Big Bend Blvd  
Maplewood, MO 63143

											Recurring		
Unit	Tenants	Lease Start	Lease End	Bed/Bath	Rent Cycle	Rent Start	Rent	Charges	Credits	Total	Deposits Held	Prepayments	Balance Due
<b>4314 Connecticut Street</b>													
1F	[REDACTED]	8/1/2023	7/31/2026	Studio/1 Bath	Monthly	8/1/2025	799.00	859.00	0.00	859.00	799.00	0.00	0.00
2F	[REDACTED]	9/1/2024	3/31/2027	1 Bed/1 Bath	Monthly	9/1/2025	899.00	959.00	0.00	959.00	899.00	0.00	0.00
<b>Total for 4314 Connecticut Street</b>							<b>\$1,698.00</b>	<b>\$1,818.00</b>	<b>\$0.00</b>	<b>\$1,818.00</b>	<b>\$1,698.00</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>4316 Connecticut Street</b>													
1F	[REDACTED]	2/1/2023	4/30/2026	Studio/1 Bath	Monthly	5/1/2025	799.00	859.00	0.00	859.00	799.00	0.00	0.00
2F	[REDACTED]	5/1/2024	4/30/2026	1 Bed/1 Bath	Monthly	5/1/2025	799.00	859.00	0.00	859.00	799.00	0.00	0.00
<b>Total for 4316 Connecticut Street</b>							<b>\$1,598.00</b>	<b>\$1,718.00</b>	<b>\$0.00</b>	<b>\$1,718.00</b>	<b>\$1,598.00</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>4318 Connecticut Street</b>													
1F	[REDACTED]	7/1/2024	6/30/2026	Studio/1 Bath	Monthly	7/1/2025	799.00	859.00	0.00	859.00	799.00	0.00	0.00
2F	[REDACTED]	6/1/2025	5/31/2026	1 Bed/1 Bath	Monthly	6/1/2025	899.00	959.00	0.00	959.00	899.00	0.00	0.00
<b>Total for 4318 Connecticut Street</b>							<b>\$1,698.00</b>	<b>\$1,818.00</b>	<b>\$0.00</b>	<b>\$1,818.00</b>	<b>\$1,698.00</b>	<b>\$0.00</b>	<b>\$0.00</b>



# Rent Roll

As of 1/19/2026, 4314-18 Connecticut, Current leases

Prepared By: Smart Rentals LLC  
 2301 S Big Bend Blvd  
 Maplewood, MO 63143

## Grand totals

	Amount
Market rent	\$0.00
Rent	\$4,994.00
Recurring charges	\$5,354.00
Recurring credits	\$0.00
Deposits held	\$4,994.00
Balance due	\$0.00

Summary by bed/bath		Occupancy			Square Feet		Market Rent		
Bed/Bath	No. of Units	Vacant	Occupied	% Occupied	Total	Average	Total	Average	Avg./Sq.Ft.
Studio/1 Bath	3	0	3	100.00%	940	470			
1 Bed/1 Bath	3	0	3	100.00%	1,970	657			
<b>Totals and averages</b>	<b>6</b>	<b>0</b>	<b>6</b>	<b>100.00%</b>	<b>2,910</b>	<b>582</b>			

Summary by property		Occupancy			Square Feet		Market Rent		
Property	No. of Units	Vacant	Occupied	% Occupied	Total	Average	Total	Average	Avg./Sq.Ft.
4314 Connecticut Street	2	0	2	100.00%	940	470			
4316 Connecticut Street	2	0	2	100.00%	1,170	585			
4318 Connecticut Street	2	0	2	100.00%	800	800			
<b>Totals and averages</b>	<b>6</b>	<b>0</b>	<b>6</b>	<b>100.00%</b>	<b>2,910</b>	<b>582</b>			