

Longhorn Storage Yard

320 Green Acres, Georgetown Tx

Income	Spaces Available	Spaces Rented	Monthly Rate	Yearly
Storage - RV & Boat	37	35	\$69.99	\$29,395.80
1 Acre	1	1	\$2,500.00	\$30,000.00
1.3 Acres	1	1	\$3,250.00	\$39,000.00
SignUps				\$224.70
Economic Occupany	99.86%			\$98,620.50
Gross Profit				\$98,620.50

Yearly Expenses

Taxes	\$4,616.00
Insurance	\$804.00
Light	\$960.00
Internet	\$1,080.00
Storable	\$1,320.00
Landscape	\$1,200.00
Repairs	\$0.00
Marketing	\$0.00
Gate Cloud Access	\$648.00
CC (storage fees)	\$1,175.83
Management	\$0.00
Total Operating Expenses	\$11,803.83
Net Operting Income	\$86,816.67

Cap Rate 7%

Sales Price \$ 1,250,000.00