

2.2.4 ESTIMATED RENT & INCOME SCHEDULE



OWNER: Joe Kumar - Ava Janvi Investment
 PROJECT NAME: Granger
 PROJECT ADDRESS: Bailey Ave
 CITY: Granger
 STATE: WA

Unit Type	Number of Units	Unit Width	Unit Depth	Unit Area Each	Unit Area Total	Rental Rate	Rate per Unit	Monthly Return
ea	24	10 ft x	5 ft	50 sqft	1200 sqft	\$ 1.30	\$ 65.00	\$ 1,560
ea	66	10 ft x	10 ft	100 sqft	6600 sqft	\$ 0.90	\$ 90.00	\$ 5,940
ea	66	10 ft x	15 ft	150 sqft	9900 sqft	\$ 0.80	\$ 120.00	\$ 7,920
ea	93	10 ft x	20 ft	200 sqft	18600 sqft	\$ 0.73	\$ 145.00	\$ 13,485
ea	20	10 ft x	25 ft	250 sqft	5000 sqft	\$ 0.63	\$ 158.00	\$ 3,160
ea	21	10 ft x	30 ft	300 sqft	6300 sqft	\$ 0.57	\$ 170.00	\$ 3,570
ea	8	10 ft x	40 ft	400 sqft	3200 sqft	\$ 0.56	\$ 225.00	\$ 1,800

Qty Units = 298 ea Total Area This Sheet = 50800 sqft \$ 37,435

MONTHLY GROSS

Lease-up Rate / Month = 5 %	Year One Percent Occupancy = 60 %	\$ 22,461
No. Month to Maturity = 17	Year Two Percent Occupancy = 95 %	\$ 35,563
	Year Three Percent Occupancy = 95 %	\$ 35,563
	Year Four Percent Occupancy = 95 %	\$ 35,563
	Year Five Percent Occupancy = 95 %	\$ 35,563

ANNUAL GROSS

Year One 12 month gross = \$ 269,532
Year Two 12 month gross = \$ 426,759
Year Three 12 month gross = \$ 426,759
Year Four 12 month gross = \$ 426,759
Year Five 12 month gross = \$ 426,759

Rates based on random sampling, the rates in your local area may vary. Inflation is not accounted for in these numbers.

RSP Structural Systems assumes no responsibility for the validity of these estimates and projections.