

125 South Warren

Income and Expense

As of May 12, 2022

Income:

	Area (SF)	Rent		Rent	
		\$/SF	Annual	Monthly	
NJ State Auditors Office	10902	\$ 21.66	\$ 236,106.00	\$ 19,675.50	
Beauty Supply Retail Store	1600	\$ 15.00	\$ 24,000.00	\$ 2,000.00	
State Farm Insurance	1700	\$ 16.99	\$ 28,882.32	\$ 2,406.86	
Total Area	14202				
Totals:			\$ 288,988	\$ 24,082	

Expenses:

	Rate/SF			
Real Estate Taxes	\$ 5.26	\$ 74,749	\$ 6,229	
Cleaning *	\$ 1.26	\$ 17,830	\$ 1,486	
Insurance	\$ 0.38	\$ 5,353	\$ 446	
Water/Sewer	\$ 0.13	\$ 1,894	\$ 158	
Elevator Maintenance *	\$ 0.12	\$ 1,733	\$ 144	
Elevator Telephone *	\$ 0.07	\$ 930	\$ 77	
HVAC Maint	\$ 0.07	\$ 1,000	\$ 83	
Heat	\$ -	\$ -	\$ -	
Common Electric	\$ -	\$ -	\$ -	
Fire/Sprinkler	\$ 0.03	\$ 495	\$ 41	
Security *	\$ 0.09	\$ 1,223	\$ 102	
Repairs & Maint	\$ 0.20	\$ 2,900	\$ 242	
Pest Control *	\$ 0.03	\$ 479	\$ 40	
Totals:	\$ 7.65	\$ 108,585	\$ 9,049	
Net Operating Income:		\$ 180,404	\$ 15,034	

* Expense for NJ State Auditor's Office Only

125 S. Warren St., Trenton, NJ 08608

As of 5/12/22

Rent Roll						
<i>Tenants</i>	<i>Yearly Rent</i>	<i>Monthly Rent</i>	<i>Sec Deposit</i>	<i>Sq Footage</i>	<i>Lease Start Date</i>	<i>Lease End Date</i>
Beauty Supply Retail Store	24,000.00	2,000.00	4,000.00	1,600	January 1, 2022	December 31, 2026
State Farm Insurance	28,882.32	2,406.86	3,800.00	1,700	January 1, 2022	December 31, 2026
Auditing Dept. (State of NJ)	236,106.00	19,675.50	-	10,902	July 1, 2022	June 30, 2024
Total	288,988.32	24,082.36	7,800.00	14,202		