96 Commercial St, Lewiston ME						
Space	**Rent**	**SF Price**	**SQFT**	**Lease**	**Projection**	**CAM**
RC Specialty Fabrication	$3,895	$5.50	8500	TAW	$7.00	
Extaction Lab	$5,500	$13.20	5000	5 year - 2% year	$13.20	**$5380 (18%) year**
MB Trucking	$4,500	$4.00	13,500	TAW	$5.00	
	Total		**Total**		**Total**	
Total monthly	**$13,895**		**27000**		**$197,880**	
Total yearly w/ cams	**$172,120**					
Expenses						
Taxes	$11,191					
Insurance	$11,000					
W/S	$4,000					
Sprinkler	$700					
5% MGT	$8,337					
5% repairs + reserves	$8,337					
2% vacancy	$3,334					
Plowing projection	$3,000					
	Total					
	$49,899					
NOI	**$122,221**					
Price	**$1,500,000**					
Cap Rate	**8.14%**				**9.86%**	