

Kate Quintard & Leigh Bokser

The Upstate Real Estate Team

kate@upstatecurious.com

All material herein is intended for information purposes only and has been compiled from sources deemed reliable. Though information is believed to be correct, we do not guarantee its accuracy. It is presented subject to errors, omissions, changes or withdrawal without notice. All square footages and uses must be independently verified. The prospective buyer should carefully verify each item of income or expense, and all other information herein. This worksheet shall not be deemed investment advice.



Income & Expenses

175 S Main St, Ellenville NY
The Terrace Motel

| | |
|--------------------------|------------|
| Asking Price | |
| Est Renovation Cost | |
| Construction Contingency | |
| Equipment | |
| Furniture & fixtures | |
| Inventory | |
| Soft Costs | |
| Total Investment | \$0 |

PROJECTED RENTAL INCOME (based on current rates)

| Unit | Description | Nightly Rate | Occupancy Rate | Annual Rent |
|--------------------------|-------------|--------------|----------------|-------------|
| | | \$ | % | |
| TOTAL ANNUAL RENT | | | | \$0 |

Estimated Annual Expenses

| | |
|-------------------------------|------------|
| Property Taxes | |
| Insurance | |
| Electric | |
| Water/Sewer | |
| Fuel (Oil) | |
| Cable/Wifi | |
| Trash | |
| Housekeeping, Repairs, Maint. | |
| Supplies & Toiletries | |
| TOTAL ANNUAL EXPENSES | \$0 |

| | |
|---------------------------------------|---------------|
| Gross Annual Income | \$0 |
| Projected Annual Expenses | \$0 |
| Projected Net Operating Income | \$0 |
| Total Cash Invested | \$0.00 |
| Cash on Cash Return | |

Listed by:

Kate Quintard & Megan Brenn-White

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| | | \$ | % | |
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Estimated Annual Expenses

| | |
|-------------------------------|------------|
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| Insurance | |
| Electric | |
| Water/Sewer | |
| Fuel (Oil) | |
| Cable/Wifi | |
| Trash | |
| Housekeeping, Repairs, Maint. | |
| Supplies & Toiletries | |
| TOTAL ANNUAL EXPENSES | \$0 |

| | |
|--------------------------------|---------------|
| 5 year projection | \$ |
| Gross Annual Income | \$ |
| Projected Annual Expenses | \$ |
| Projected Net Operating Income | \$ |
| Total Cash Invested | \$0.00 |
| 5 year ROI | |

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