

81 Ten Broeck St.					
Albany, NY 12210					
			<u>Actual</u>	<u>Annual</u>	
Revenue					
	1		\$1,200	\$14,400	Actual
	2		\$950	\$11,400	Actual
	3		\$1,025	\$12,300	Actual
	4		\$1,325	\$15,900	Actual
	5		\$1,000	\$12,000	Actual
	6		\$1,000	\$12,000	Actual
	7		\$926	\$11,112	Actual
	8		\$1,120	\$13,440	Estimated
			\$7,620	\$102,552	
	Laundry			\$1,200	Estimated
	Vacancy @ 3%			\$3,077	
			Total Revenue	\$100,675	
Operating Expenses					
	Property Tax			\$13,376	Actual
	Insurance			\$3,000	Estimated
	Repairs @ 5%			\$5,128	
	Water & Sewer			\$1,200	Estimated
	Utilities			\$500	Estimated
	Waste Removal			\$1,200	Estimated
			Total Op Exp	\$24,404	
Gross Income				\$76,272	