

Property Name: Office Building #3
 Case Description: \$2,900 per month scenario
 Address: 123 Main Street
 Stone Mountain, GA

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Rental Income & Expenses

Rent Roll

[Click for Rent Roll](#)

Operating Expenses:

[Click for Expenses](#)

Annual Operating Expense Increase (%):

[Help](#) 2.0%

Property Characteristics

Residential, Commercial Property or Raw Land?

[Help](#) Commercial ▼

Purchase Price of Rental Property:

[Click to enter Purchase Price](#)

Property Improvements:

[Click to enter Improvements](#)

Rental Square Footage:

4500

Current Fair Market Value of Rental Property:

[Help](#) \$ 195,000

Expected Appreciation Rate on Rental Property (%):

2.0%

Future Selling Expenses (as a % of Selling Price):

7.0%

Financing

	1st Mortgage	2nd Mortgage	3rd Mortgage
Debt Borrowed or Assumed: Help	\$ 125,000	\$ 10,000	\$ -
Interest Rate:	6.00%	7.00%	0.00%
Term or Remaining Term of Loan (Months):	360	120	-
Monthly Mortgage Payment: (formula)	\$749.44	\$116.11	\$0.00
Additional Principal Payment	\$ -	\$ -	\$ -
Loan Origination Points	1,000	-	-

Income Taxes

Your Federal Ordinary Income Tax Rate:

[Help](#) 10.0% ▼

Your Federal Long-Term Capital Gains Rate:

15% ▼

Your State Income Tax Rate:

6% ▼

Are Your Losses Limited by the Passive Loss Rules?

No ▼

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