

SOLERA APARTMENT COMPLEX

ASKING PRICE

###,###,###



UNITS:

####

NO. OF BUILDINGS:

##

APARTMENT MIX:

Three Bedrooms

Two Bedrooms

One Bedrooms

Studios

ADDRESS:

1234 Address Street, City, State

LOCATION:

Basic location information on your building goes here. Basic location information on your building goes here. Basic location information on your building goes here. Basic location information on your building goes here.

SUMMARY:

Basic information on your building or lease space goes here. Basic information on your building or lease space goes here. Basic information on your building or lease space goes here. Basic information on your building or lease space goes here.



COMMERCIAL REAL ESTATE FIRM

123 OFFICE ADDRESS, SUITE #

CITY, STATE, ZIP

www.website.com

Agent Name

Title

555.555.5555 Mobile

555.555.5555 Office

agent@email.com

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Title

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555.555.5555 Office

agent@email.com

OVERVIEW

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Modern building with upside at this busy intersection in San Francisco. Quality 2004 construction with an excellent tenant mix. Adjacent to high-end retail and in affluent neighborhood, as well as a huge population base of nearby patrons. Ample parking and terrific visibility. Other great features: Low maintenance, impressive finishes & professionally managed. A good returning, easy to own investment property!

PROPERTY HIGHLIGHTS

- Great visibility
- Daily Traffic Counts ##,###
- Signage
- ## Parking Spaces

PROPERTY SUMMARY

- Asking Price: \$
- Year Built: ####
- Lot Size: ## Acres
- Total SF: ## SF
-

LOCATION HIGHLIGHTS

- Affluent area
- High demand neighborhood
- Close to high-end housing
- Lake views from select units



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PROPERTY PHOTOS

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AERIAL MAP

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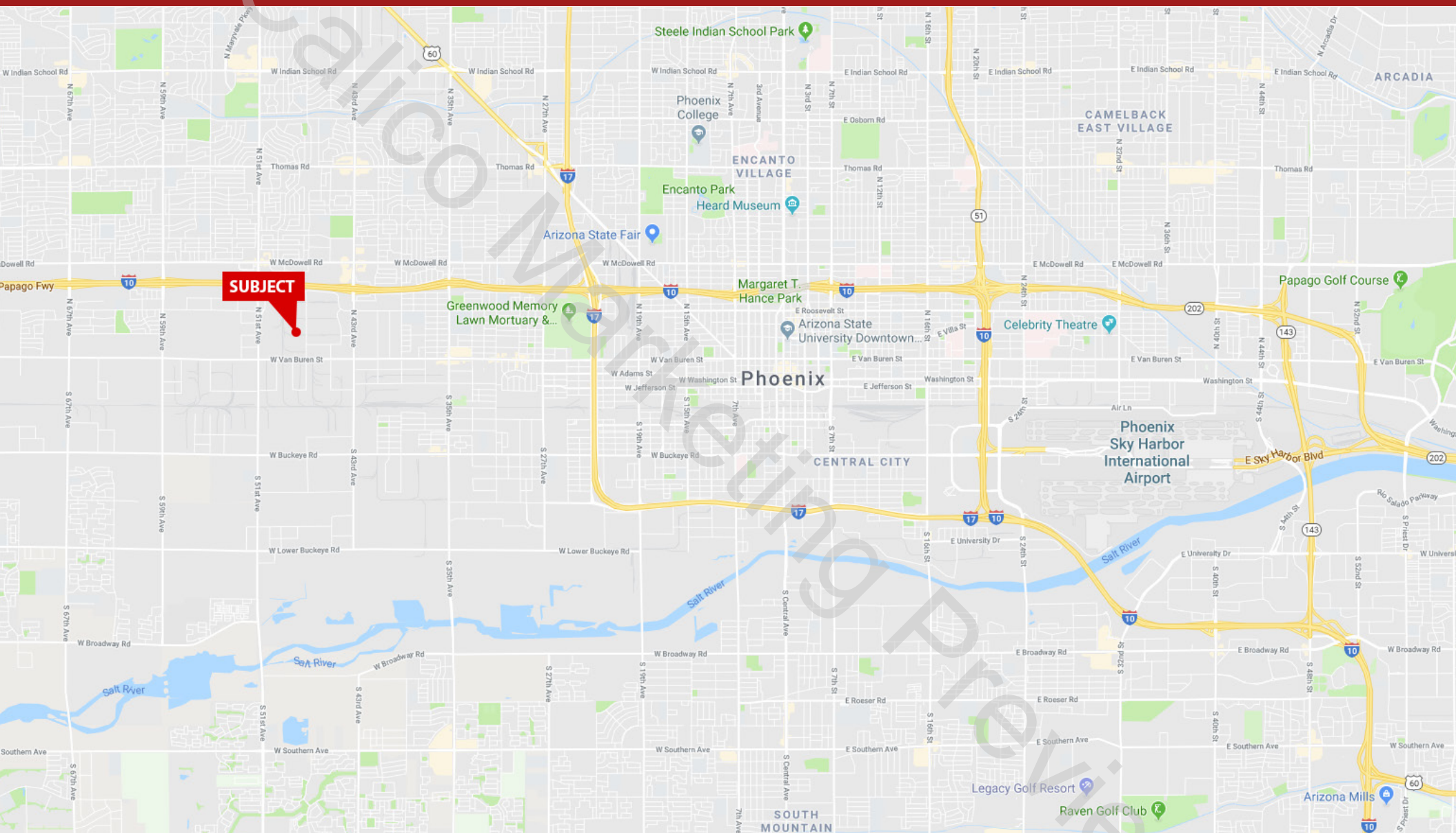
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STREET MAP

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FINANCIAL SUMMARY

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PROFORMA		
	Current	Proforma
Monthly Income	\$	\$
Annualized Income	\$	\$
Less Vacancy (4%)	<\$	<\$
Effective Rental Income	\$	\$
Laundry Income	\$	\$
Effective Gross Income	\$	\$
EXPENSES		
Real Estate Taxes	\$	\$
Insurance	\$	\$
Utilities - Water	\$	\$
Utilities - Sewer	\$	\$
Utilities - Common Electric	\$	\$
Trash Removal	\$	\$
Repairs and Maint	\$	\$
Landscaping and Snow	\$	\$
Management Fee	\$	\$
Total Expenses	\$	\$
NET INCOME	\$	\$



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RENT ROLL

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Unit #	Unit Type	Current Rent	Proforma Rent	Unit #	Unit Type	Current Rent	Proforma Rent	Unit #	Unit Type	Current Rent	Proforma Rent	Unit #	Unit Type	Current Rent	Proforma Rent
1	# Bed	\$	\$	21	# Bed	\$	\$	40	# Bed	\$	\$	60	# Bed	\$	\$
2	# Bed	\$	\$	22	# Bed	\$	\$	41	# Bed	\$	\$	61	# Bed	\$	\$
3	# Bed	\$	\$	23	# Bed	\$	\$	42	# Bed	\$	\$	62	# Bed	\$	\$
4	# Bed	\$	\$	24	# Bed	\$	\$	43	# Bed	\$	\$	63	# Bed	\$	\$
5	# Bed	\$	\$	25	# Bed	\$	\$	44	# Bed	\$	\$	64	# Bed	\$	\$
6	# Bed	\$	\$	26	# Bed	\$	\$	45	# Bed	\$	\$	65	# Bed	\$	\$
7	# Bed	\$	\$	27	# Bed	\$	\$	46	# Bed	\$	\$	66	# Bed	\$	\$
8	# Bed	\$	\$	28	# Bed	\$	\$	47	# Bed	\$	\$	67	# Bed	\$	\$
9	# Bed	\$	\$	29	# Bed	\$	\$	48	# Bed	\$	\$	68	# Bed	\$	\$
10	# Bed	\$	\$	30	# Bed	\$	\$	49	# Bed	\$	\$	69	# Bed	\$	\$
11	# Bed	\$	\$	31	# Bed	\$	\$	50	# Bed	\$	\$	70	# Bed	\$	\$
12	# Bed	\$	\$	32	# Bed	\$	\$	51	# Bed	\$	\$	71	# Bed	\$	\$
13	# Bed	\$	\$	33	# Bed	\$	\$	52	# Bed	\$	\$	72	# Bed	\$	\$
14	# Bed	\$	\$	34	# Bed	\$	\$	53	# Bed	\$	\$	73	# Bed	\$	\$
15	# Bed	\$	\$	35	# Bed	\$	\$	54	# Bed	\$	\$	74	# Bed	\$	\$
16	# Bed	\$	\$	36	# Bed	\$	\$	55	# Bed	\$	\$	75	# Bed	\$	\$
17	# Bed	\$	\$	37	# Bed	\$	\$	56	# Bed	\$	\$	76	# Bed	\$	\$
18	# Bed	\$	\$	38	# Bed	\$	\$	57	# Bed	\$	\$	77	# Bed	\$	\$
19	# Bed	\$	\$	39	# Bed	\$	\$	58	# Bed	\$	\$	78	# Bed	\$	\$
20	# Bed	\$	\$					59	# Bed	\$	\$	79	# Bed	\$	\$



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