

Goodman report:

840 E 6th Avenue, Vancouver March 2014 Rent Roll

Suite #	Type	Move in Date	Current Rents (\$)
101	Bachelor	September 15, 2010	805
102	1 bedroom	vacant	990
103	Bachelor	October 1, 2013	810
201	1 bedroom	February 15, 2014	1,020
202	1 bedroom	November 1, 2012	980
203	1 bedroom	vacant	950
204	Bachelor	February 1, 2013	850
301	1 bedroom	February 1, 2006	981
302	1 bedroom	March 1, 2011	995
303	1 bedroom	November 1, 2013	945
304	Bachelor	June 15, 1999	623
Total	11 suites		\$ 9,949

2013 Income and Expenses

Income	
Rent	\$ 119,211
Laundry	1,029
Parking	0
Miscellaneous	463
	<u>\$ 120,703</u>
Vacancies	— 3,072
Effective Gross Income	\$ 117,631

Expenses	
Repairs and Maintenance	7,943
License	715
Taxes	6,878
Insurance	4,518
Management	6,111
Wages	6,458
Electricity	967
Gas	6,795
Sewer	1,001
Water	1,721
Fire	305
Landscaping	221
Total Expenses	\$ 43,633
Net Operating Income	\$ 73,998