

**520 N. Nanaimo Street  
Capri Apartments**

**Rent Roll  
September 2005**

Suite	Type	Tenant	Rental	Deposit	Anniversary
101	1BR	Tarr, Mitchell	\$ 700	\$ 700	Sep-04
*102	2BR	Germaine, Betty & Bud	\$ 345	\$ 320	Feb-91
103	1BR	Baird, Terry	\$ 655	\$ 248	Jan-99
104	1BR	Germaine, Tom	\$ 625	\$ 313	May-03
105	1BR	Thomas, Edward	\$ 650	\$ 293	Oct-03
106	Bach	Cunningham, Paul	\$ 590	\$ 295	Mar-04
201	1BR	Hammond, Mary	\$ 750	\$ 375	Sep-05
202	1BR	Nofield, Arnold	\$ 700	\$ 340	Dec-02
203	1BR	Colby, Jonathan	\$ 750	\$ 375	Sep-05
204	1BR	Taylor, Margaret	\$ 695	\$ 205	Nov-87
205	1BR	Fogliato, Armida	\$ 700	\$ 338	Feb-02
206	1BR	Bojeck, Robert	\$ 695	\$ 280	Oct-92
207	1BR	Francy, Gail	\$ 740	\$ 370	Oct-05
301	1BR	Baker, Bill	\$ 720	\$ 122	Jul-84
302	1BR	Christian,	\$ 710	\$ 25	Mar-72
303	1BR	Osadiuk, William	\$ 710	\$ 320	Feb-99
304	1BR	Coccia, Marlo	\$ 710	\$ 355	Jun-05
305	1BR	Kondo, Lillian	\$ 700	\$ 340	Sep-04
306	1BR	Hokan, Ronald	\$ 750	\$ 335	Aug-05
307	1BR	McWilliams, Jim	\$ 705	\$ 25	Feb-70
<b>Total</b>			<b>\$ 13,600 X 12 = 163,200 per annum</b>		

**Notes:** Re: Rental Income

No parking revenue (incl.)

\*102 Caretaker - currently paying \$345/month and not receiving any salary. Market value is \$1050

**RENTAL ANALYSIS**

	Bach	1BR
CMHC Rent Averages for East Vancouver 2004	\$ 593	\$ 680
Capri Apartments	\$ 590	\$ 704

According to the Fall 2004 CMHC Rental Survey, rents are market for the bachelor suite and 4% above market for the one bedroom units.

Suites 201, 203, 207 and 306 are rented in the \$740-\$750 range.

These are newer tenants who clearly appreciate the location and quality accomodation. We believe these rents are sustainable and that upon turnover or anniversary dates efforts should be made to increase the rental income of the remaining sixteen suites.