

## 88 BALTIC STREET, BROOKLYN, NY

### 3 Family Townhouse with Private Parking



RENTAL INCOME	CURRENT		PROJECTED	
	Monthly	Annual	Monthly	Annual
Owner Apartment Duplex + garden + driveway	NA	NA	6,000 **Parking 400	72,000 4,800
Apartment 2 2 Bedroom	3,500	42,000	3,500	42,000
Apartment 3 3 Bedroom	3,300	39,600	4,000	48,000
	<u>\$6,800</u>	<u>\$81,600</u>	<u>\$13,900</u>	<u>\$166,800</u>
EXPENSES				
Water		4,000		
Home Insurance		3,750		
RE Taxes		9,060		
		<u>\$16,810</u>		
<b>Net Annual Income</b>		<b>\$64,790</b>		<b>\$149,990</b>

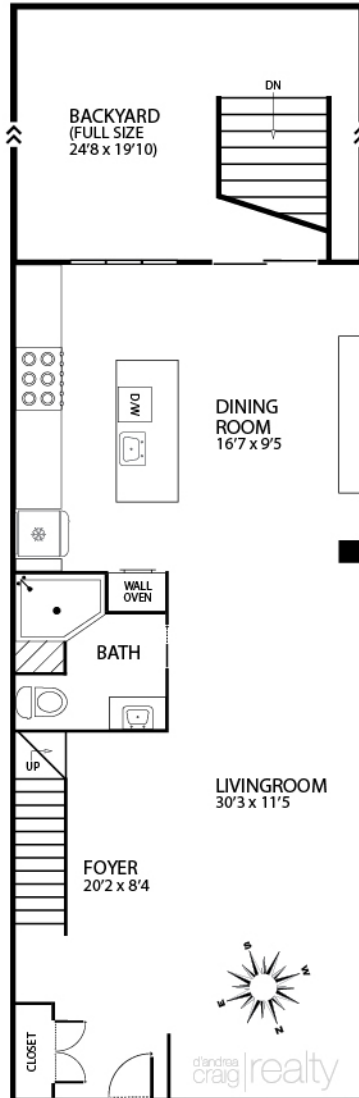
Each unit has individual private entrance and pays own utilities.

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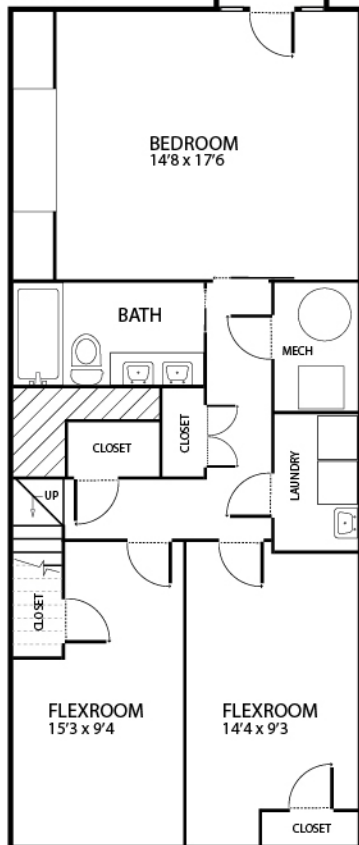
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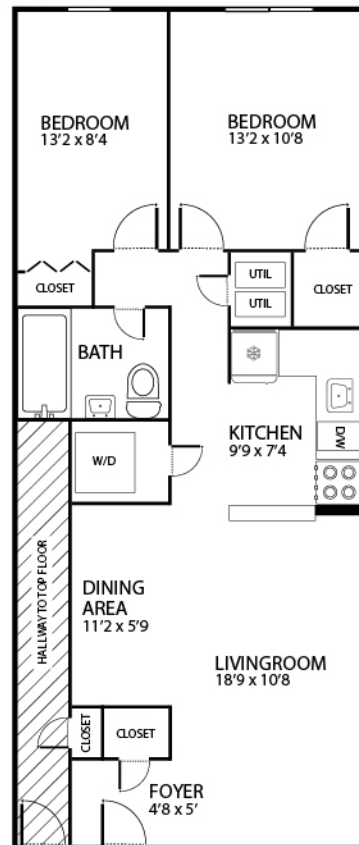
1ST FLOOR



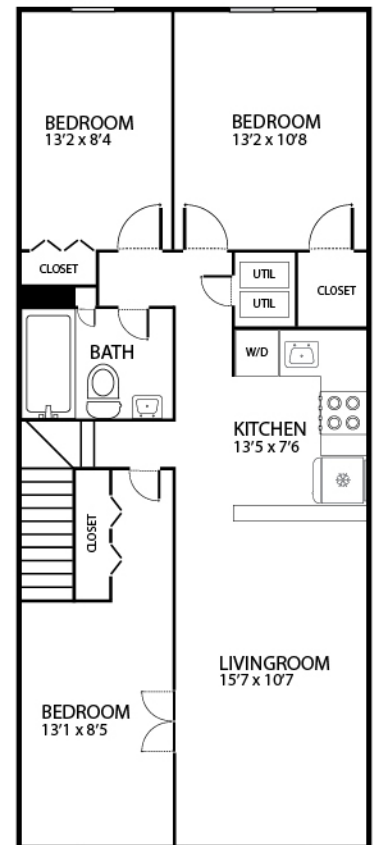
BASEMENT



2ND FLOOR



3RD FLOOR



All measurements are approximate