

Market Rent Analysis

Properties: Sample Apartment Complex As of 9/2006 for charges (All Charges)

Unit	Address	Unit Type	Lease Rent	Market Rent	Difference	Gross Potential Rent	Gain to Lease / Loss to Lease	Gain to Lease / Loss to Lease %
1A	3 Woodmoss Dr. Apt. 1A	1B	650.00	700.00	-50.00	650.00	(50.00)	(7.1)%
1B	3 Woodmoss Dr. Apt. 1B	1B	0.00	700.00	-700.00	700.00	0.00	
1C	3 Woodmoss Dr. Apt. 1C	1B	650.00	700.00	-50.00	650.00	(50.00)	(7.1)%
1D	3 Woodmoss Dr. Apt. 1D	1B	650.00	700.00	-50.00	650.00	(50.00)	(7.1)%
2A	3 Woodmoss Dr. Apt. 2A	2B	725.00	700.00	25.00	725.00	25.00	3.6%
2B	3 Woodmoss Dr. Apt. 2B	2B	725.00	700.00	25.00	725.00	25.00	3.6%
2C	3 Woodmoss Dr. Apt. 2C	2B	725.00	700.00	25.00	725.00	25.00	3.6%
2D	3 Woodmoss Dr. Apt. 2D	2B	725.00	700.00	25.00	725.00	25.00	3.6%
3A	3 Woodmoss Dr. Apt. 3A	2B	725.00	700.00	25.00	725.00	25.00	3.6%
3B	3 Woodmoss Dr. Apt. 3B	2B	725.00	700.00	25.00	725.00	25.00	3.6%
3C	3 Woodmoss Dr. Apt. 3C	1B	650.00	700.00	-50.00	650.00	(50.00)	(7.1)%
3D	3 Woodmoss Dr. Apt. 3D	1B	650.00	700.00	-50.00	650.00	(50.00)	(7.1)%
6-1A	6 Woodmoss Dr. Apt. 1A	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-1B	6 Woodmoss Dr. Apt. 1B	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-1C	6 Woodmoss Dr. Apt. 1C	2B	1475.00	700.00	775.00	1475.00	775.00	110.7%
6-1C	6 Woodmoss Dr. Apt. 1C	2B	1475.00	700.00	775.00	1475.00	775.00	110.7%
6-1D	6 Woodmoss Dr. Apt. 1D	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-2C	6 Woodmoss Dr. Apt. 2C	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-2D	6 Woodmoss Dr. Apt. 2D	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-3A	6 Woodmoss Dr. Apt. 3A	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-3B	6 Woodmoss Dr. Apt. 3B	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-3C	6 Woodmoss Dr. Apt. 3C	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-3D	6 Woodmoss Dr. Apt. 3D	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-4A	6 Woodmoss Dr. Apt. 4A	2B	0.00	700.00	-700.00	700.00	0.00	
6-4B	6 Woodmoss Dr. Apt. 4B	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-4C	6 Woodmoss Dr. Apt. 4C	2B	725.00	700.00	25.00	725.00	25.00	3.6%
6-4D	6 Woodmoss Dr. Apt. 4D	2B	0.00	700.00	-700.00	700.00	0.00	
720-1	720 Colony Court #1	2B	725.00	700.00	25.00	725.00	25.00	3.6%
720-2	720 Colony Court #2	2B	725.00	700.00	25.00	725.00	25.00	3.6%
720-3	720 Colony Court #3	2B	0.00	700.00	-700.00	700.00	0.00	
720-4	720 Colony Court #4	2B	725.00	700.00	25.00	725.00	25.00	3.6%
720-5	720 Colony Court #5	2B	0.00	700.00	-700.00	700.00	0.00	

Unit	Address	Unit Type	Lease Rent	Market Rent	Difference	Gross Potential Rent	Gain to Lease / Loss to Lease	Gain to Lease / Loss to Lease %
			20700.00	22400.00	(1700.00)	24200.00	1800.00	9.5%

Unit Type Summary

Unit Information				Unit Totals			Unit Rent					
Unit Type Name	Unit Status			Lease Rent	Market Rent	GPR	Lease Rent	Market Rent	Difference	Per Unit Averages		
	Active Units	Occ. Units	Vacant Units							GPR	GTL/LTL	GTL/LTL %
1B	6	5	1	3250.00	4200.00	3950.00	650.00	700.00	(50.00)	658.33	(50.00)	(7.1)
2B	26	22	4	17450.00	18200.00	20250.00	793.18	700.00	93.18	778.85	93.18	13.3
	32	27	5	20700.00	22400.00	24200.00	721.59	700.00	21.59	718.59	21.59	9.5