

# ROI Calculator

01-Dec-2021

	Year 1	Year 5	Year 10	Year 25
<b>Initial Purchase Price</b>	\$409,900			
<b>Future Purchase Price</b>	\$430,395	\$523,148	\$667,684	\$1,388,067
<b>Future Price Per Sq. Ft.</b>	\$775	\$943	\$1,203	\$2,501
<b>Rent Per Year</b>	\$25,200	\$30,631	\$39,093	\$81,273
<b>Rent Per Month</b>	\$2,100	\$2,553	\$3,258	\$6,773
<b>Property Taxes</b>	\$2,735	\$3,325	\$4,243	\$8,821
<b>Insurance</b>	\$200	\$221	\$239	\$322
<b>Condo Maintenance Fees</b>	\$2,731	\$3,319	\$4,236	\$8,806
<b>Property Management Fee</b>	\$0	\$0	\$0	\$0
<b>Annual Income Less Expenses</b>	\$19,534	\$23,766	\$30,375	\$63,323
<b>Annual Mortgage Pmts</b>	\$14,334	\$14,334	\$14,334	\$14,334
<b>Net Cash Flow</b>	\$5,200	\$9,432	\$16,041	\$48,989
<b>Principal Paid Down</b>	\$8,211	\$8,853	\$9,726	\$12,899
<b>Net Income</b>	\$13,411	\$18,285	\$25,767	\$61,888
<b>Annual Appreciation</b>	\$21,520	\$26,157	\$33,384	\$69,403
<b>Total Annual ROI</b>	42.6%	54.2%	72.2%	160.2%
<b>Total Profit (Cash Flow + Selling Profit)</b>	\$25,825	\$149,711	\$360,598	\$1,555,396
<b>Return On Invested Capital</b>	32%	183%	440%	1,897%