**Rent Comparable**

|  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- |
| **PROPERTY INFORMATION** | | | | Subject Photo | | | |
|  | | | |
| DEVELOP. NAME: | property\_name | | |
| LOCATION: | address | | |
| CITY, STATE: | city, shortname | | |
| COUNTY: | county | | |
| MARKET: | genmarket | | |
| SUBMARKET: | submarket | | |
| PROPERTY TYPE: | propertysubtype | | |
| SERVICE LEVEL: | veh\_level | | |
|  | | | |
| **PROPERTY DATA** | | | |
|  | | |  |
| YEAR BUILT (RENOVATED): | | | year\_built last\_renovation |
| GROSS BUILDING AREA (GBA): | | | overall\_gba SF |
| SHOWROOM / OFFICE (SF / %): | | | veh\_showroom\_sf SF (veh\_showroom\_pct) |
| NO. OF LEVELS: | | | no\_stories |
| TYPE OF CONSTRUCTION: | | | const\_descr | EXPOSURE: | exposure | | |
| QUALITY: | | | building\_quality | ACCESS: | site\_access | | |
| CONDITION (Exterior / Interior): | | | ext\_condition / int\_condition | PROJECT SITE AREA: | site\_area SF | | |
| OTHER: | | | other\_const\_features | LAND-TO-BLDG. RATIO: | land\_build\_ratio\_primary to 1 | | |
|  | | | |  | | | |
| **RENTAL DATA** | | | | | | | |
|  | | |  |  |  | | |
| TENANT: | | | ***lessee\_name*** | LEASE / SPACE STATUS: | new\_renewal / space\_generation | | |
| LEASED FLOOR AREA (GLA): | | | tenant\_area\_sf SF | INITIAL RENT / SF / YR.: | init\_rent\_sf\_yr - init\_rent\_comment | | |
| LEASE DATE: | | | lease\_start\_date - lease\_start\_comment | ESCALATIONS: | lease\_esc\_terms\_desc | | |
| TERM OF LEASE: | | | total\_lease\_term\_mos mos\_vs\_mos | CONCESSIONS: | concessions\_desc | | |
| OPTIONS TO EXTEND: | | | lease\_option\_desc | TI ALLOWANCE: | desc\_ti | | |
| EXPENSE STRUCTURE: | | | lease\_exp\_term | ADJUSTED RENT / SF / YR.: | eff\_rent\_sf\_yr - eff\_rent\_comment\_1 | | |
|  | | |  |  |  | | |
| EST. LAND VALUE (est\_land\_value\_sf): | | | est\_land\_value | ANNUAL ADJUST. RENT / YR.: | eff\_annual\_rent | | |
| RATE OF RETURN – LAND: | | | rate\_return\_land | ALLOCATED BLDG. RENT: | ind\_ann\_bldg\_rent | | |
| INFER. ANNUAL LAND RENT: | | | ind\_ann\_land\_rent | ALLOC. BLDG. RENT / SF / YR.: | ind\_ann\_bldg\_rent\_sf | | |
|  | | |  |  |  | | |
|  | | | | | | | |
| **COMMENTS** | | | | | | | |
|  | | | | | | | |
| lease\_comment | | | | | | | |
|  | |  | | | | | |
| CONFIRMATION SOURCE: | | confirm\_1\_source | | | | VERIFIED BY: | confirm\_by |
|  | | confirm\_2\_souce | | | |  | confirm\_date |