	AiCRE-	SREC)																
ŧ	Address	City	State	Zip Code	Asset Subclass	Units	Occupied	Vacant	Rentable SF	Occupany Ratio	Vacancy	Gros	s Rents	Rent/SF (mo	.)	OPEX	OER	NOI	NOI marg
	1991 Main Street	Encinitas	CA	92024	Retail	5	5	0	5,500	100.0%	0.0%		175,000	`	5 \$		31.4%	\$ 120,000	68.6%
2	2001 ABC Drive	Carlsbad	CA	92009	Office	35	28	7	55,000	80.0%	20.0%		675,000		2 \$		48.1%	\$ 350,000	51.9%
					Subtotals	40	33	7	60,500	82.5%	17.5%	\$	850,000	\$ 1.1	7 \$	380,000	44.7%	\$ 470,000	55.3%
	Notes:																		
	*filter by state, CA, asset subclass																		
	*filer by NOI, occupancy, vacancy, maturity dates, etc.																		
	*compare to other AiCRE members as a baseline for potential underperformance, etc.																		
	*build our own da	*build our own database for market, etc. can also provide to members as well																	
	*gross rents probably based off annualized current rents, etc.																		
	Considerations																		
	Operating perform	ance																	
	historical perform	ance																	
	KPI																		
	Strategic Business	Plans																	
	Market																		