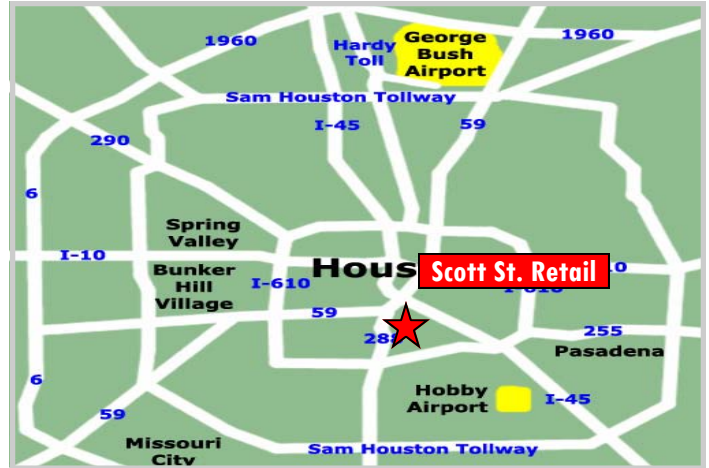


# Scott Street Retail Center

6061-6181 Scott Street, Houston, Texas



**PROPERTY HIGHLIGHTS**

- ◆ 9,912 SF Multi-tenant Retail Center
- ◆ Built in 2003
- ◆ Inside Loop Location
- ◆ Minutes From Medical Center
- ◆ Close Proximity to Major Retailers
- ◆ All NNN Leases, 100% Pass Thru
- ◆ National/Regional Credit Tenants
- ◆ Minimum landlord Supervision
- ◆ Great Upside Potential

**Information**

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# Scott Street Retail Center

6061-6181 Scott Street, Houston, Texas

## FINANCIAL

### 2008 PROJECTED INCOME & EXPENSES

#### INCOME

Base Rent Collection:	\$ 13,897.02
Tenant Reimbursement:	\$ 5,354.13
<b>Total Jan. 2008 Rental Income:</b>	<b>\$ 19,251.15</b>

**Annualized Gross Income:** **\$ 231,013.80**

#### EXPENSES

Reimbursable Expenses:	
Property Taxes:	\$ 36,456.49
Property Insurance:	\$ 1,740.00
CAM Expenses:	\$ 12,852.89
Management Fee:	\$ 6,280.44
Water:	\$ 1,638.79
Trash:	\$ 1,931.80

**Total Operating Expenses:** **\$ 60,900.41**

**NOI:** **\$ 170,113.39**