

YOUR OWN OFFICE

2 Exam Rooms
Monthly Rent \$4,400

- Class A+ Building
- Annual Rent with Personal Guarantee 3 Years = \$158,400
- Renovations = \$20,000 to \$150,000
- Downtime = 2 - 12 Months

MONTHLY EXPENSES

- Receptionist - \$3,000
- Insurance - \$300
- Internet & WiFi - \$150
- Electric - \$500
- Phone System - \$150
- Alarm & Cameras - \$125
- Office Equipment - \$100
- Needle Disposal - \$25
- Janitorial & Trash - \$150
- Repair Services - \$75
- Rent & CAM - \$4,400
- Marketing - \$100
- Miscellaneous - \$250

TOTAL: \$9,325 MONTH

MONTHLY GROSS	\$10,000	\$15,000	\$20,000	\$25,000
EXPENSES	\$9,325	\$9,325	\$9,325	\$9,325
MONTHLY NET	\$675	\$5,675	\$10,675	\$15,675

CHOICE WELLNESS SUITES

2 Exam Rooms
Monthly Rent \$5,000

- Class A+ Building
- Annual Rent with Personal Guarantee 1 Year = \$60,000
- Renovations = 0
- Downtime = 0

MONTHLY EXPENSES

- Receptionist - 0
- Insurance - \$30
- Internet & WiFi - 0
- Electric - 0
- Phone System - 0
- Alarm & Cameras - 0
- Office Equipment - 0
- Needle Disposal - 0
- Janitorial & Trash - 0
- Repair Services - 0
- Rent & CAM - \$5,000
- Marketing - 0
- Miscellaneous - 0

TOTAL: \$5,030 MONTH

MONTHLY GROSS	\$10,000	\$15,000	\$20,000	\$25,000
EXPENSES	\$5,030	\$5,030	\$5,030	\$5,030
MONTHLY NET	\$4,970	\$9,970	\$14,970	\$19,970

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