



Income-Producing Property Information Form

(Apartments and Rentals)

1. Property Details

- **Property Type:**

Apartment Building multi-family (2–6 Units) multi-unit (7+)

Rental Units Mixed-Use Income Property

Other:

- **Total Number of Units:**

- **Full Property Address:**

- **City/Town/Village/Other:**

- **State/Province/Other:**

- **Country:**

- **Postal Code/Other:**

- Year Built:

- Lot Size (ft or Meters):

- Building Size (Above Grade):

- Number of Floors:

2. Ownership & Legal Information

- Full Name (s) of All Owner (s):

- Email (s) of All Owner(s):

- Phone Number (s) of All Owners:

- **Parking Available:** Yes No — If yes: Number of parking spots _____
- **Laundry:** In-Unit Shared None Other:

- **Heating/Cooling:** HVAC Furnace Split Unit Other:

- **Security Features:** Cameras Access Control Security Staff None

Other:

- **Elevators:** Yes No
- **Fire Safety Compliance:** Yes No
- **Balconies/Outdoor Spaces:** Yes No

Utilities

- **Electricity:** Separate Meters Included Not Connected

Other:

- **Water:** Separate Meters Included Not Connected

Other:

- **Sewer:** Municipal Septic Other:

- **Internet Availability:** Fiber Cable DSL None

Other:

4. Income & Financials. Should Include all;

- Asking Price (USD):

- Annual Property Taxes:

- Annual Operating Expenses:

Rental Income Details

- Monthly Gross Rental Income:

- Annual Gross Rental Income:

- Net Operating Income (NOI):

- Capitalization Rate (Cap Rate), if known:

Lease Information

- Are Units Leased? All Some None Number of units Leased:

- Lease Types: Month-to-Month Fixed-Term Mixed Other:

- Lease Expiry Dates:

- Deposit Information:

5. Additional Property Information

- Renovations / Improvements (If any):

- Maintenance / Repair Notes:

- **Environmental Assessments (if any):**

- **Restrictions / Easements:**

- **Nearby Schools, Amenities, or Transit:**

- **Special Selling Conditions (If any):**

6. Other Descriptions (If any)

Add any additional details that may help potential buyers understand the value of the property:

7. Optional Agent Assistance

If the subject property located at

has not sold within 60 days of being listed on the 4U2 Inc. Global FSBO platform, the Owner(s) may request assistance from a licensed real estate agent or brokerage to list the property on the MLS (Multiple Listing Service).

If the Owner(s) choose to proceed with MLS listing assistance, 4U2 Inc. may introduce the Owner(s) to a licensed real estate professional. Any listing agreement, commission structure, and terms will be discussed and agreed upon directly between the Owner(s) and the licensed real estate agent or brokerage.

4U2 Inc. may receive a finder's fee from the licensed real estate professional if a listing agreement is established.

8. Owner(s) & Witness Declaration of Owner(s) and Buyer(s)

I certify that the information provided above is true and accurate.

Owner(s) Signature: _

Witness Signature:

Owner(s) Name (Print):

Name (Print):

Witness

Date: _____

Seal (if Available)

Disclaimer: *The information given here, although believed to be accurate, is not warranted to be so. Information contained herein is provided as a guideline only and independent advice concerning particular details of importance to Buyers or Owners should be sought.*