

Fair Market Rental Value
FAIR MARKET RENT

According to the Resident Curator Program's Enabling Legislation, FCPA must establish a Fair Market Rental Value (FMRV) for the property. For the purposes of this solicitation, FCPA established a rent value of **\$25,200** per annum for the length of the base term, as determined by an independent appraiser.

Total

13 year lease:

1 year interim PAB lease

12 year BOS to Curator lease

Anticipated investment

Rehabilitation total: approximately \$190,481

Hannah P. Clark Enyedi FMRV = \$25,200

Estimated Annual Maintenance Costs: \$4,370

Advertised Annual Occupancy/Management Costs: \$5,861.31

Advertised Adjusted FMRV = \$14,968.69