

**29-31 Rhodes Circle - Two 3 Bedroom Units**  
**June 2019- July 31, 2023**

\*Anticipated sale price based on 60% ami, 7.2% interest , \$200 /month condo fee

Sources		Costs		Anticipated Sales Proceeds*	Anticipated All-In Cost to the Trust
				\$ 440,000.00	
HAHT		Purchase Mar 2019 ( + closing costs)	\$ (527,959.15)		
Other Town Fnds	\$ -	Carrying Costs- Actual	\$ (15,421.22)		
State Funds- grant	\$ 119,471	Insurance	\$ (7,249.80)		
		Sewer	\$ (350.00)		
		Water	\$ (2,153.96)		
		Elec	\$ (1,584.77)		
		Gas	\$ (4,082.69)		
		Carrying Cost - anticipated est (4 mos)	\$ (1,581.66)		
		Construction	\$ (145,809.35)		
		Lottery Agent Fee - 2.5%	\$ -		
		Misc.	\$ (67,417.41)		
<b>\$</b>	<b>- \$ 119,471</b>	<b>\$</b>	<b>-</b>	<b>\$ 440,000.00</b>	<b>\$ (198,717.41)</b>





Address/Account 29-31 Rhodes Circle #10-864

Category	Total (FY 2021- present)
Cleaning	\$ (1,232.00)
Construction	\$ (145,809.35)
Electric	\$ (1,327.34)
Gas	\$ (4,082.69)
Insurance	\$ (7,249.80)
Landscaping	\$ (7,080.01)
Lottery agent	\$ (3,000.00)
Misc	\$ (62,703.95)
Sewer	\$ (350.00)
Snow removal	\$ (525.00)
Water	\$ (1,792.71)
<b>Total</b>	<b>\$ (235,152.85)</b>

Address/Account 29-31 Rhodes Circle #10-864

Item	Total (FY 2021- present)
Sciaba Construction	\$ (145,809.35)
<b>Total</b>	<b>\$ (145,809.35)</b>

Address/Account

Dates

9/30/2020  
1/31/2021  
2/28/2021  
3/31/2021  
6/30/2021  
7/12/2021  
7/31/2021  
8/4/2021  
8/19/2021  
8/31/2021  
9/7/2021  
9/10/2021  
9/30/2021  
10/4/2021  
10/6/2021  
10/13/2021  
10/19/2021  
11/3/2021  
11/8/2021  
12/6/2021  
12/14/2021  
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8/17/2022  
9/7/2022  
9/19/2022  
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11/1/2022  
11/17/2022  
11/22/2022  
12/7/2022  
1/4/2023  
1/5/2023  
1/6/2023  
1/9/2023  
1/31/2023  
2/6/2023  
3/10/2023  
3/13/2023  
4/3/2023  
4/11/2023  
5/15/2023  
6/20/2023  
6/26/2023  
6/30/2023  
7/18/2023  
7/19/2023

8/3/2023

8/10/2023

8/17/2023

8/30/2023

9/8/2023

**Grand Total**

29-31 Rhodes Circle #10-864

**Number of days:**

1073

**Carrying cost per day:**

\$ (14.37)

**Carrying cost per year:**

\$ (5,245.80)