

**18K Beals Cove Road - Two Bedrooms**  
**December 2023 - February 29, 2024**

<b>Costs - total [A+B+C+D+E+F]</b>	<b>\$ (407,109.77)</b>
Purchase Dec 2023 (A)	\$ (384,636.25)
Carrying Costs (B)	\$ (1,351.02)
Insurance	\$ -
Condo fees	\$ (1,112.00)
Water	\$ -
Elec	\$ -
Sewer	\$ (239.02)
Landscaping/ Snow removal	\$ -
Architect/Plans - staff (C)	\$ -
Bidding/Consultant	\$ -
Design	\$ -
Supervision	\$ -
Renovation - Estimate (D)	\$ (15,000.00)
Work completed	
Estimate to completion	\$ (15,000.00)
Lottery Agent Fee - 2.5% + \$1,000 (E)	\$ (6,087.50)
Misc. (F)	\$ (35.00)

<b>Sources - total</b>	<b>\$ 203,500.00</b>
HAHT	tbd
Other Town Fnds	\$ -
State Funds- grant	\$ -
Rental Income	
Energy Rebates/Funds	\$ -
Sales Proceeds*	\$ 203,500.00

<b>Net Cost to the Trust</b>	<b>\$ (203,609.77)</b>
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\*Sales proceeds based on 80% ami, 7.34 % interest , \$538 /month condo fee;  
sale date October 2024

[BACK](#)

Address/Account	18K Beals Cove Rd # 10-867
Date	(Multiple Items)

Category	Total (FY 2021- present)
Condo fees	\$ (1,112.00)
Electric	\$ (27.72)
Misc	\$ (35.00)
Purchase	\$ (384,636.25)
Sewer	\$ (239.02)
<b>Total</b>	<b>\$ (386,049.99)</b>

Address/Account 18K Beals Cove Rd # 10-867

Number of days:	Purchase date
87	12/4/2023
Carrying cost per	End of Month
\$ (15.53)	2/29/2024
Carrying cost per year:	
\$ (5,668.07)	

Address/Account 18K Beals Cove Rd # 10-867

Item	Total (FY 2021- present)
<b>Total</b>	

Carrying cost estimates	Dec 2023- Oct 2024 (10 months)
Condo Fees	\$5,380.00
Sewer (last bill)	\$239.02
Insurance (estimate)	\$5,000.00
	\$10,619.02