Questions

1. What did the appraisal come in at? Can this be shared?
   We will not share real estate appraisals at this time as this is a negotiated process. If requested, they can be shared once the sale has closed.

2. When was the roof replaced?
   There is no available information as to when the roof was last replaced, however there have not been any issues to date.

3. Are there individual thermostats in each suite?
   No

4. How many units?
   17 units

5. When were the windows replaced?
   There is no available information as to when the windows were replaced. The windows could be from the 1990's though that is an estimate.

6. How many parking spaces?
   There are 11 parking spots

7. Is there an exhaust system in the garage?
   There is no exhaust system in the garage

8. Do the keys come with the units?
   Keys to the units will be provided.

9. Do the appliances, desks, and beds come with the building?
   All furniture and appliances will be removed prior to close of sale.

10. How old is the boiler?
    The boiler was installed in 2006.

11. How old is the hot water heater?
    The hot water heaters were installed in 2017.

12. What is the rated capacity of the elevator?
    The rated capacity of the elevator is 1,000 lbs.

13. What is the maintenance history of the elevator?
    The CAT 1 inspections are up to date. We follow state code and monthly preventative maintenance procedures and documentation. There are no major repairs to report in the last five years.

14. Do we have a list of deferred maintenance items? Updating the inside, kitchen cabinets, floors, bathrooms.
    See attached study completed in 2018.

15. Is the opening of the bids going to be open to the public so everyone can see the results?
    No. This is a negotiated and not an open-bid process.