

COMMERCIAL / INDUSTRIAL OPPORTUNITY INPUT SHEET
Lynchburg Association of REALTORS®

KEYWORD SECTION

R= Required Field

A= Field should Auto-fill

MLS# _____

Address: _____

R _____ **A** _____ **A** _____
 Area Tax Map/Parcel ID Listing Office Name Agent's Name Co-Office ID

A _____ **R** \$ _____ **R** / / **R** / / **R** ☐ **Y** ☐ **N** ☐
 Co-Agent ID List Price List Date Expiration Date Limited Services Listing

R ☐ **Y** ☐ **N** ☐ **R** ☐ **Y** ☐ **N** ☐ **R** ☐ **Y** ☐ **N** ☐ **R** ☐ **Y** ☐ **N** ☐
 Opt Out of Internet Publish Address Allow Reviews Allow Auto Estimate

R _____ **R** _____
 Street # / Box # Street Name / Rt. # St. Suffix Unit # County / City State

R _____
 Zip-Code + 4

_____ **R** _____ **R** _____
 Subdivision Legal Description Zoning Type of Business

_____ ☐ Sq. Ft. or ☐ Acres _____ **R** \$ _____ \$ _____ ☐ Mo. ☐ Qtr. ☐ Yr.
 Lot Size Lt. Size Source Estimated Taxes Association Fee Assoc. Fee Frequency

R _____ - -
 Owner's Name Owner Phone (Optional)

_____ **Y** ☐ **N** ☐ **Y** ☐ **N** ☐ **Y** ☐ **N** ☐
 # Dock-High Doors Dock High Door Size # Drive-In Doors Drive-In Door Size Sprinkler Available Gas Gas Line Size
 For Lease

_____ **R** _____ **R** _____ **R** _____
 Est. Total Finished Sq. Ft. Sq. Ft. Source Est. Warehouse Sqft Est. Office Sqft Est. Foundation Sqft Est. Other Sqft Est. UnFin SqFt Total

_____ **R** _____
 Electrical Power

Public Remarks: _____

Directions: _____

Broker/Agent Remarks: _____

The information shown herein is furnished by the owner according to the best of their knowledge and belief. It is subject to verification by the purchaser, and his agent assumes no responsibility for the correctness thereof.

 Owner's Signature Date Owner's Signature Date Agent's Signature Date

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MLS# _____ **Address** _____ **(R) = Required Field**

Construction

- ☐ Brick Veneer
- ☐ Block
- ☐ Masonry/Steel
- ☐ Precast Stone
- ☐ Pro-Eng Steel/Metal
- ☐ Steel and Glass
- ☐ Stucco
- ☐ Tilt-Up
- ☐ Utility/Brick/Cavity
- ☐ Wood Frame
- ☐ Other

Loading

- ☐ Conveyor System
- ☐ Covered Dock
- ☐ Delivery Door
- ☐ Drive-In Door
- ☐ Freight Elevator
- ☐ Ground Level Door
- ☐ Loading Ramp
- ☐ Load Leveler
- ☐ Rail Siding Dock
- ☐ Rail Siding Door
- ☐ Truck Drive
- ☐ Truck Well
- ☐ Other

Building Size

- ☐ Any Type Invest Prop
- ☐ Business Opportunity
- ☐ Ind. Bldg 1-2500 SF
- ☐ Ind. Bldg 2500-10000
- ☐ Ind. Bldg Over 10000
- ☐ Ofc Bldg 1-2500 SF
- ☐ Ofc Bldg 2500-12500
- ☐ Ofc Bldg Over 12500
- ☐ Retail Bldg 1-2500
- ☐ Retail Bldg Over 2500
- ☐ Warehouse 1-2500 SF
- ☐ Warehouse 2500-10000
- ☐ Warehouse Over 10000
- ☐ Other

Equipment

- ☐ Compressor
- ☐ Crane Bridge
- ☐ Display Window
- ☐ Fire Alarm
- ☐ Fixtures/Furnishings
- ☐ Fuel Pump
- ☐ Job Crane
- ☐ Machinery
- ☐ Partially Fenced
- ☐ Pass Elevator
- ☐ Pole Sign
- ☐ Roof Sign
- ☐ Security Fence
- ☐ Security System
- ☐ Steel Beam
- ☐ Other

Misc. Equipment

- ☐ Dry Sprinkler
- ☐ Dust Collector
- ☐ Florescent Light
- ☐ Incandescent Light
- ☐ Mercury Vapor Light
- ☐ Pneumatic Lines
- ☐ Skylight
- ☐ Truck Scales
- ☐ Wet Sprinkler
- ☐ Other

Documents on File

- ☐ Aerial
- ☐ Appraisal
- ☐ Building Sketches
- ☐ Cash Flow Analysis
- ☐ Copy of Leases
- ☐ Deed
- ☐ Demography
- ☐ Environmental Info
- ☐ Feasibility
- ☐ Floor Plan
- ☐ Perc Test
- ☐ P & L's
- ☐ Site Plan
- ☐ Soil Survey
- ☐ Survey
- ☐ Tax Map
- ☐ Topography
- ☐ Other

Road Frontage

- ☐ City Street
- ☐ Curb and Gutter
- ☐ Divided
- ☐ Five Lane
- ☐ Four Lane
- ☐ Interstate
- ☐ Paved
- ☐ Private
- ☐ Ribbon Paved
- ☐ Six Lane
- ☐ State Road
- ☐ Three Lane
- ☐ Two Lane
- ☐ Unpaved
- ☐ Other

Miscellaneous

- ☐ 3 Phase
- ☐ 220 Volt
- ☐ 440 Volt
- ☐ Circulation
- ☐ Exhaust Fan
- ☐ Inside Storage
- ☐ Landscaped
- ☐ Living Space Avail
- ☐ Multi-Story
- ☐ One Story
- ☐ Outside Storage
- ☐ Reception Area
- ☐ Single Phase
- ☐ Will Divide
- ☐ Will Not Divide
- ☐ Other

Roof

- ☐ Aluminum Covering
- ☐ Asbestos Shingle
- ☐ Built Up
- ☐ Cement Products
- ☐ Composition Shingle
- ☐ Concrete Deck
- ☐ Corrugated Steel
- ☐ Insulated
- ☐ Steel Deck
- ☐ Steel Joists
- ☐ Steel Roof Trusses
- ☐ Wood Deck
- ☐ Wood Rafters
- ☐ Wood Trusses
- ☐ Other

Type Heat

- ☐ Boiler/HP
- ☐ Circulating Hot Wtr
- ☐ Electric Baseboard
- ☐ Electric Ceiling
- ☐ Floor Furnace
- ☐ Forced Air Ducted
- ☐ Forced Warm Air-Elec
- ☐ Forced Warm Air-Gas
- ☐ Forced Warm Air-Oil
- ☐ Heat Pump
- ☐ No Heat
- ☐ Office Area Only
- ☐ Solar
- ☐ Suspended Ceiling
- ☐ Other

Flooring (R)

- ☐ Asbestos
- ☐ Brick
- ☐ Carpet
- ☐ Carpet over Hardwood
- ☐ Ceramic Tile
- ☐ Concrete
- ☐ Concrete Slab/Grade
- ☐ Reinforced
- ☐ Tile/Carpet
- ☐ Vinyl/Asphalt/Tile
- ☐ Vinyl Tile
- ☐ Wood
- ☐ Other

Cooling

- ☐ Central A/C
- ☐ Cooling Towers
- ☐ Fans
- ☐ Humidity Control
- ☐ No A/C
- ☐ Office Area Only
- ☐ Wall Units
- ☐ Washed Air
- ☐ Window Unit
- ☐ Other

Accessible Transport

- ☐ Air: 2 miles or less
- ☐ Air: 2-5 miles
- ☐ Air: 5-10 Miles
- ☐ City Maintained
- ☐ Interstate
- ☐ No Road Frontage
- ☐ Privately Maintained
- ☐ Railroad Siding
- ☐ Railroad Siding Poss
- ☐ State Maintained Rd
- ☐ U.S. Highway
- ☐ Other

Water Heater (R)

- ☐ Electric
- ☐ Gas
- ☐ Heat Strobe
- ☐ Solar
- ☐ Other

Water (R)

- ☐ Central System
- ☐ City
- ☐ County
- ☐ Owner Pays
- ☐ Private System
- ☐ Well
- ☐ Other

Sewer (R)

- ☐ City
- ☐ Central System
- ☐ County
- ☐ Private System
- ☐ Septic
- ☐ Other

Owner Pays

- ☐ Insurance
- ☐ Janitorial
- ☐ Maintenance
- ☐ Management
- ☐ Taxes
- ☐ Utilities
- ☐ Other

To Show (R)

- ☐ Appointment Only
- ☐ Beware of Dog
- ☐ Call Sellers
- ☐ Key at Office
- ☐ Key Lockbox
- ☐ Occupied
- ☐ Restricted Days
- ☐ Restricted Hours
- ☐ Sign
- ☐ Tenants
- ☐ Vacant
- ☐ Other

Financing

- ☐ Conventional
- ☐ Loan Assumption
- ☐ Owner Financing
- ☐ Other

Assoc Fees Include

- ☐ Exterior Maintenance
- ☐ Grounds Maintenance
- ☐ Insurance
- ☐ Parking
- ☐ Road Maintenance
- ☐ Snow Removal
- ☐ Taxes
- ☐ Water/Sewer
- ☐ Other