

**Commercial Industrial For Sale Listing Input Form *(Printed Version)***

AutoFill is not guaranteed. The MLS is not responsible for the accuracy of AutoFill information which is taken from Tax records. All AutoFill fields can be altered manually after the fill is complete.

\* = Required Information    A=AutoFill

**GENERAL INFORMATION**

**Building Type \***

IL - Comm Ind For Sale     LT - Loft

**MLS Area (4) \***

**House # (6) - A \***

**Direction - A \***

**Street Name (20) - A \***

**City (16) - A \***

**Zip (5) - A \***

**APN # - Assessors Parcel Number (16) - A**

**List Price (8) \***

**List Date (10) \***

**Expire Date (10) \***

**Comp to Selling Office (6) \***

**Comp to Selling Office (6) \***

\$     %

**Dual Var Comp Disc \***

N - No     Y - Yes

**Listing Type \***

EA - Exclusive Agency     ER - Exclusive Right     NT - Net     OP - Open

**Listing Service \***

E - Entry Only     F - Full Service     L - Limited Service

**Zoning (4) - A \***

**Census Tract - A**

**Special Information \***

ACT-Auction     HUD-HUD     None-None     PSS-Potential Short Sale     REO-REO

**Listing Agent Name (20) \***

**Listing Agent BRE # \***

**Listing Broker BRE # \***

**Co-List Agent Name (20)**

**Co List Agent BRE #**

**Tot Sq Ft of Bldg - A \***

**Tot # Parking Spaces \***

**Year Built (4) - A \***

**General Desc of Prop (40)**



**Present Use (30)**

**Primary Use \***

H - Heavy Industrial  L - Light Industrial  M - Manufacturing  O - Office  R - Retail  S - Service

**Directions to Property (31) \***

**District/Neighborhood/Subdivision (16)**

**Cross Street (16) \***

**Apx Lot Acres (7) \***

**Apx Lot Size Sq Ft (7) \***

**Occupied By \***

M-Manager  O-Owner  T-Tenant  V-Vacant

**Supra Box? \***

N-No  Y-Yes

**Printed Market Rpt \***

N - No  Y - Yes

**Showing Access Information (31) \***

**Lockbox Location (14)**

**Tax Database ID**

Alameda  Contra Costa

**Tax ID**

**Branded Virtual Tour**

**Unbranded Virtual Tour**

**VOW Include \***

Yes  No

**VOW Address \***

Yes  No

**VOW Comment \***

Yes  No

**VOW AVM \***

Yes  No

**REMARKS**

**Confidential Remarks (1000 Characters)**

Remarks (1000 Characters)

**Financials**

<b>Ann Exp Yr *</b>	<b>Apx Value of Inventory *</b>	<b>Cap Rate *</b>	<b>Financial Data Verif(Y/N) *</b>	<b>Ann Act Inc *</b>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="checkbox"/> N - No <input type="checkbox"/> Y - Yes	<input type="text"/>

<b>Annual Actual Net Inc *</b>	<b>Gross Oper Actual Inc *</b>	<b>Net Operating Income *</b>	<b>Annual Act Exp *</b>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

<b>Other Annual Exp *</b>	<b>Annual Taxes *</b>	<b>Tot Ann Oper Exp *</b>	<b>Interest Rate</b>	<b>Tot Other Loans</b>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

<b>Vari or Fixed Rate</b>	<b>1st Loan Balance</b>	<b>2nd Loan Balance</b>	<b>Other Loans (Y/N)</b>
<input type="checkbox"/> F-Fixed <input type="checkbox"/> V-Variable	<input type="text"/>	<input type="text"/>	<input type="checkbox"/> N - No <input type="checkbox"/> Y - Yes

**FEATURES**

**A - Ceiling Height**

A1 - Under 12 Ft  A2 - 12 Ft - 18 Ft  A3 - Over 18 Ft

**C - Cooling**

C1 - Area A/C  C2 - Central 1 Zone A/C  C3 - Window Unit  C4 - Other

**B – Commercial Type**

- B1 – Business Condo
- B2 – Commercial
- B3 – Garage/Auto
- B4 – Industrial – Heavy
- B5 – Industrial – Light
- B6 – Industrial Warehouse
- B7 – Manufacturing
- B8 – Medical/Dental
- B9 – Office Building
- B10 – Research & Development
- B11 – Retail
- B12 – Service
- B13 – Shopping Center
- B14 – Vacant Land
- B15 – Other

**D – Disclosure/Zones \***

- D1 – Agt Related To Principal
- D2 – Current Business License
- D3 – Exclusions – See Remarks
- D4 – First Right of Refusal
- D5 – Mello-Roos
- D6 – Owner is Lic Real Est Agt
- D7 – Probate/Court
- D8 – Probate/Independent Adm
- D9 – Rent Control
- D10 – Special Assmt/Bonds
- D11 – Special Flood Haz Area
- D12 – Special Studies Zone
- D13 – None
- D14 – Other – Call/See Agent

**E – Existing Loan \***

- E1 – 2nd Loan
- E2 – 3rd Loan
- E3 – 4th Loan
- E4 – Assumable Clear
- E5 – Assumable Qualify
- E6 – Conventional
- E7 – Must be Existing Lender
- E8 – Private
- E9 – Variable/Adjustable
- E10 – None
- E11 – Other

**S – Tenant Expenses \***

- S1 – Common Area Expense
- S2 – Electric
- S3 – Elevator
- S4 – Exterior Maintenance
- S5 – Fire Insurance
- S6 – Gas
- S7 – Glass Insurance
- S8 – Grounds Maintenance
- S9 – HVAC Maintenance
- S10 – Interior Maintenance
- S11 – Janitorial
- S12 – Liability Insurance
- S13 – Merchants Association
- S14 – NNN/All
- S15 – Roof Maintenance
- S16 – Sewer
- S17 – Site Maintenance
- S18 – Tax Escalation Clause
- S19 – Taxes
- S20 – Trash
- S21 – Water
- S22 – None
- S23 – Other

**F – Exterior \***

- F1 – Block
- F2 – Brick
- F3 – Brick/Veneer
- F4 – Concrete
- F5 – Masonry
- F6 – Metal
- F7 – Steel
- F8 – Stucco
- F9 – Tilt-Up
- F10 – Wood Frame
- F11 – None
- F12 – Other

**G – Financial Data Source \***

- G1 – Accountant
- G2 – Estimated
- G3 – Incomplete
- G4 – Limited Info
- G5 – Owner
- G6 – Projected
- G7 – Tax Return
- G8 – None
- G9 – Other

**H – Floors**

- H1 – Brick
- H2 – Ceramic Tile
- H3 – Concrete Slab
- H4 – Hardwood Floors
- H5 – Linoleum
- H6 – Partially Carpeted
- H7 – Unfinished
- H8 – Vinyl
- H9 – W/W Carpeting
- H10 – Wood
- H11 – Other

**I – Garage/Parking \***

- I1 – Assigned Spaces
- I2 – Carport(s)
- I3 – Class A Garage
- I4 – Common Parking Areas
- I5 – Enclosed Garage
- I6 – Private Lot
- I7 – Room for Truck Parking
- I8 – Security Garage
- I9 – Street Parking
- I10 – None
- I11 – Other

### **J – Heating**

- J1 – Central Gravity
- J2 – Electric
- J3 – Floor Furnace
- J4 – Forced Air 1 Zone
- J5 – Gas
- J6 – Radiant
- J7 – Solar
- J8 – Space
- J9 – Steam
- J10 – Wall Furnace
- J11 – No Heat
- J12 – Other Heat

### **K – Local Government \***

- K1 – Neighborhood Approval
- K2 – Public Hearing
- K3 – Type of Business Allowed
- K4 – Use Permit
- K5 – None
- K6 – Other

### **L – Location \***

- L1 – Business District
- L2 – Corner
- L3 – Industrial District
- L4 – Inside
- L5 – Mid-Block
- L6 – Professional Center
- L7 – Shopping Center
- L8 – Strip Retail
- L9 – None
- L10 – Other

### **M – Miscellaneous**

- M1 – Approved RR Spur/Siding
- M2 – Burglar Alarm
- M3 – Counter – Stone
- M4 – Display Case
- M5 – Elevator
- M6 – Existing Lease
- M7 – Fenced Yard
- M8 – Fire Alarm
- M9 – Fire Sprinkler System
- M10 – Floor Drain
- M11 – Free Standing Building
- M12 – Gas Tanks and Pumps
- M13 – Limited Wheelchair Access
- M14 – Major Tenant(s)
- M15 – Month to Month
- M16 – Paved Yard
- M17 – Overhead Crane
- M18 – Refrigerators
- M19 – Shelving
- M20 – Show Windows
- M21 – Smoke Detector
- M22 – Steam Cleaning
- M23 – Trade Fixtures
- M24 – Wheelchair Access
- M25 – Other

### **N – Possession \***

- N1 – COE
- N2 – Negotiable
- N3 – Tenant's Rights
- N4 – None
- N5 – Other

### **O – Reports \***

- O1 – City Inspection
- O2 – Electrical Report
- O3 – Engineer's Report
- O4 – Fire Inspection
- O5 – Furnace Inspection
- O6 – Health Inspection
- O7 – Pest Control Report
- O8 – Pool Inspection
- O9 – Roof Report
- O10 – None
- O11 – Other

### **P – Roof \***

- P1 – Aluminum Over Tar
- P2 – Barrel/Truss
- P3 – Composition Shingles
- P4 – Metal
- P5 – Rolled Composition
- P6 – Slate
- P7 – Tar and Gravel
- P8 – Tile
- P9 – Unknown
- P10 – Wood Shake
- P11 – Wood Shingle
- P12 – None
- P13 – Other

### **Q – Sales Includes**

- Q1 – Alarm System
- Q2 – Building On Leased Land
- Q3 – Business
- Q4 – Fixtures and Equipment
- Q5 – Inventory
- Q6 – Real Estate
- Q7 – See Separate Bus Opp List
- Q8 – Telephone System
- Q9 – Other

### **R – Story**

- R1 – One
- R2 – Two
- R3 – Three
- R4 – Four
- R5 – Five or More
- R6 – Mezzanine
- R7 – Basement
- R8 – Other

**T – Terms \***

- T1 – All Inclusive    T2 – Assumable    T3 – Cash    T4 – Contract Of Sale    T5 – Conventional  
 T6 – 1031 Exchange    T7 – Installment Sale    T8 – OMC 1st    T9 – OMC 2nd    T10 – Other Notes  
 T11 – Price As Is    T12 – None    T13 – Other

**U – Truck Door**

- U1 – 6 Ft – 8 Ft    U2 – 9 Ft – 12 Ft    U3 – Over 12 Ft    U4 – Cross Dock    U5 – Drive-In  
 U6 – Dock-High    U7 – No Truck Door    U8 – Other

**V – Utilities**

- V1 – 220 Volt    V2 – 3 Phase    V3 – 400 Amp Or More    V4 – 440 Volt    V5 – CATV Wiring  
 V6 – Electric    V7 – Gas    V8 – Hot Water    V9 – Hydrant(s)    V10 – Master Meter  
 V11 – Public Sewer    V12 – Public Water    V13 – Separate Meter    V14 – Communication Wiring  
 V15 – Well    V16 – Other

**W – Internet Display**

- W1 – Full Street Address    W2 – Partial Street Name    W3 – No Address

**ZZ – Internet Sites**

- ZZ1 – Yes – All Sites    ZZ2 – No – No Sites

(c) BEAR, CCAR, bridgeMLS. All Rights Reserved. Revised 06/01/2017