

# GARDEN STATE MLS

MULTIPLE LISTING SYSTEM PROPERTY PROFILE SHEET

**BUS**

BUSINESS

Page 1

ML# (System Assigned) \_\_\_\_\_

**®=A REQUIRED ENTRY**

**1) ® County #**

\_\_\_\_\_  
Cnty# County Name

**2) ® Town #**

\_\_\_\_\_  
Town# Town Name

**3) ® List Price**

\_\_\_\_\_  
LP

**4) ® Street #**

\_\_\_\_\_  
Street#

**5) ® Street Name**

\_\_\_\_\_  
Street

**6) ® Zip**

\_\_\_\_\_  
Zip +4

**7) Section/Subdiv/Development**

\_\_\_\_\_  
Sec

**8) Zoning**

\_\_\_\_\_  
Zone

**9) Realtor.ComZip**

\_\_\_\_\_  
R.ComZip

**10) Building #**

\_\_\_\_\_  
Bld#

**11) ® Business Name**

\_\_\_\_\_  
BusName

**12) Out of County**

\_\_\_\_\_  
OC

**13) Seller Disclosure Avail.**

Yes  No  
SDA (Choose Only 1)

**14) ® GSMLS.COM**

Yes  No  
GS.Com (Must Choose Only 1)

## GENERAL INFORMATION

**15) ® Total Sq Footage**

\_\_\_\_\_  
TotSqFt

**16) ® Available Sq Ft**

\_\_\_\_\_  
SqFtAvail

**17) Business Established**

\_\_\_\_\_  
Estab

**18) Number of Employees**

\_\_\_\_\_  
#Empl

**19) ® Number of Lavatories**

\_\_\_\_\_  
#Lav

**20) Hours of Operation**

\_\_\_\_\_

**21) Basement**

Yes  No  
Bas (Choose Only 1)

**22) Basement Description**

Crawl Space  French Drain  Slab  
 Finished  Full  Unfinished  
 Finished-Partially  Partial  Unfinished  
BasDes (1 Required if Bas = Yes; Choose up to 2)

**23) ® Ownership Type**

Corporation  
 Partnership  
 See Remarks  
 Sole Proprietorship  
OwnType (Must Choose Only 1)

**24) ® Business Classification**

Distribution/Wholesale  
 General Service  
 Manufacturing  
 Professional Service  
 Retail  
 See Remarks  
BusClass (1 Required; choose up to 3)

**25) ® Primary Business Classification**

**+NOTE: The field; 23) Business Classification; only one selection will fit on some reports. Therefore, you must write in the selection you would want to highlight and appear on this report.**

**26) Real Estate For Sale**

No RE Available  
 Yes - Listed Under Commercial  
 Yes - Not Listed in MLS  
RE/Sale (Choose Only 1)

**27) Reason For Sale**

Death  Personal  
 Health  Retirement  
 Leaving Area  See Remarks  
 Liquidating  
Reason (Choose up to 2)

**28) ® Garage Description**

Add'l 1/2 Car Garage  Finished Garage  Oversize Garage  
 Assigned  Garage Door Opener  Pull Down Stairs  
 Attached Garage  Garage Parking  See Remarks  
 Built-In Garage  Loft Storage  Separate Location  
 Carport-Attached  None  Tandem  
 Carport-Detached  On Site  
 Detached Garage  On-Street Parking  
GarDes (1 Required; choose up to 7)

**29) ® Parking/Driveway Description**

1 Car Width  Circular  Dirt  Hard Surface  On-Street Parking  
 2 Car Width  Common  Driveway-Exclusive  Lighting  Parking Lot-Exclusive  
 Additional Parking  Concrete  Driveway-Shared  None  Parking Lot-Shared  
 Assigned  Concrete Strip  Fencing  Non-Surfaced  Paver Block  
 Blacktop  Crushed Stone  Gravel  Off-Street Parking  See Remarks  
Prk/DrvDesc (1 Required; choose up to 7)

**30) Location**

Business District  Freestanding  Industrial Area  No Location  Rural Area  Shopping Center  
 Commercial Area  Highway  Industrial Park  Office Building  See Remarks  Strip Mall Store  
 Corner  In Shopping Mall  Kiosk  Residential Area  Shared Building  
Loc (1 Required; choose up to 2)

**31) ® Road Type**

4 Way Interchange  Interstate  
 City/Town Street  Main Thorofare  
 Corner  No Road Type  
 County Street  Private Road  
 In Shopping Mall  State Road  
 Interchange  Turnpike  
RdType (1 Required; choose up to 8)

**32) ® Documents Available**

Aerial Photographs  No Documents Available  
 Financial Statements  See Remarks  
 Floor Plans  Tax Returns  
 Inventory Report  
 Investment Analysis  
 Leases  
Docs (1 Required; choose up to 8)

**33) ® Heating**

1 Unit  Baseboard - Electric  Heat Pump  Radiators - Steam  
 2 Units  Baseboard - Hotwater  Multi-Zone  See Remarks  
 3 Units  Cent Register Heat  No Heat  Space Heater  
 4 Units  Electric Filter  Radiant - Electric  
 Auxiliary Electric Heat  Floor/Wall Heater  Radiant - Hot Water  
 Baseboard - Cast Iron  Forced Hot Air  Radiators - Hot Water  
Heat (1 Required; choose up to 4)

**34) ® Fuel Type**

Coal  None  
 Electric  Oil  
 Gas-Natural  See Remarks  
 Gas-Propane  Solar  
 Kerosene  Wood  
Fuel (1 Required; choose up to 3)

**35) Cooling**

1 Unit  Attic Fan  Elec Air Filter  Multi-Zone Cooling  
 2 Units  Built-In  Heatpump  See Remarks  
 3 Units  Ceiling Fan  House Exhaust Fan  Wall A/C Unit(s)  
 4 Units  Central Air  Humidifier on Furnace  Window A/C(s)  
Cool (Choose up to 6)

**36) ® Utilities**

All Underground  Gas-Propane  
 Electric  See Remarks  
 Gas In Street  
 Gas-Natural  
Util (1 Required; choose up to 3)

**37) ® Water**

Association  Water Charge Extra  
 Private  Well  
 Public Water  
 See Remarks  
 Shared Well  
Water (1 Required; choose up to 3)

**38) ® Sewer**

Association  Public Sewer  
 Cesspool  See Remarks  
 Dry Well  Septic  
 Private  Sewer Charge Extra  
 Public Available  Shared Sewer  
Sewer (1 Required; choose up to 3)

**39) Services**

Cable TV  
 Cable TV Available  
 Garbage Extra Charge  
 Garbage Included  
Serv (Choose up to 3)

Owner(s) Initials \_\_\_\_\_

CONTINUED ON PAGE 2

40) ® Directions

Dir

Red grid lines for directions input.

41) Client Remarks

CRem

Black grid lines for client remarks input.

42) Additional Client Remarks

AddCRem

PLEASE NOTE: These remarks will only appear in the FULL REMARKS report or a Custom Report (if included).

Black grid lines for additional client remarks input.

43) Agent Remarks

ARem

Black grid lines for agent remarks input.

44) ® Flood Area

- Yes  Unknown
 No
FldArea (Must Choose Only 1)

45) Flood Insurance

- Yes  No
FldIns (Required if Flood Area = Yes;
Choose Only 1)

46) Price Includes

- Business Name  Goodwill  Licenses/Permits-Transfer Separate
 Business Phone Numbers  Inventory  Machinery
 Corporate Stock  Inventory Separate  See Remarks
 Customer List  Lease  Signs
 Franchise Rights  Licenses/Permits-Not Included  Trade Fixtures/Equipment
 Furnishings  Licenses/Permits-Transfer
PricelIncl (Choose up to 8)

47) Acceptable Financing

- Buyer
 Cash
 Lease Option
 Lease Purchase
 See Remarks
 Seller
AccepFin (Choose up to 3)

48) ® Existing Lease

- 1 Year  Long Term  Seller Does Not Own Building
 2-3 Years  New Lease Required  Seller Owns Building
 3-5 Years  Percent Lease  Valid Term
 5 or More Years  Renewal Option
 Consumer Price Index Included  Rent Escalators
 Lease Transferable  See Remarks
Lease (1 Required; choose up to 8)

49) Income/Expense Source

- Accountant
 Incomplete
 Owner
 See Remarks
 Tax Returns
Inc/ExpSrcce (Choose up to 3)

50) ® Gross Operating Income

GrOpIncl

51) ® Total Operating Expense

TotOpExp

52) ® Net Operating Income

NetOpIncl

53) ® Utility Amount

UtilAmt

54) ® Lease Amount/Month

LsAmtMnth

55) Lease Expiration Date

LsExpDate

56) ® Possession

Poss

OFFICE INFORMATION

57) ® Listing Agent ID

LA

58) Co-List Agent ID

CoLA

59) ® List Date

LD

60) ® Expiration Date

XD

61) ® Buyer Broker Comp

BBComp

62) ® Transaction Broker Comp

TBComp

63) ® Sub-Agent Comp

SAComp

64) ® Business Relationship

- Disclosed Dual Agent
 Seller Agent
 Transaction Broker
BusRel (Must Choose Only 1)

65) ® Listing Type

- Corporate Rider  Named Exception
 Exclusive Agency  Variable Commission
 Exclusive Right To Sell
LType (1 Required; choose up to 4)

66) ® Photo Instructions

- Broker To Provide  Not Built
 MLS Take Photo  Photo Attached
 No Photo  Sketch Attached
PhInst (Must Choose Only 1)

67) ® Show Instructions

- Be Discreet  Courtesy Call  New Subdivision  Under Construction
 By Appointment-24 Hour Notice  GSMLS Lockbox  Not Built  Vacant
 Call Listing Office  Key with Listing Office  Owner is Licensed RE Agent
 Call Owner  Limited Hours-Call LO  Pet Instructions
 Call Tenant  Listing Agent to Accompany  See Showing Instructions
Show (1 Required; choose up to 5)

68) ® Sign on Property

- Yes  No
Sign (Must Choose Only 1)

69) Special Show Instructions

Instr (Required if Showing Instructions = See Showing Instructions or Pet Instructions)

70) ® Owners Name

OwnNm

71) Owners Phone

OwnPhn

Seller grants Broker the right to publish any information contained on this form (through the GSMLS). The information has been furnished by the Seller and/or other sources, and is not guaranteed by the Broker or MLS. Age, square feet, etc., and all dimensions are approximate.

Agent ID \_\_\_\_\_ Agent Name \_\_\_\_\_ Office Name \_\_\_\_\_

Broker/Salesperson Sig. \_\_\_\_\_ Date \_\_\_\_\_

Owner's Signature \_\_\_\_\_ Date \_\_\_\_\_

Owner's Signature \_\_\_\_\_ Date \_\_\_\_\_