



MAXIMIZING CASH FLOW

PROJECT PROFILE: Dental Facility

TAXES SAVED: \$54,945

Dental Facility



*Tax Savings: \$54,945**

Property Overview:

The dental facility was newly constructed in July 2005 for a total cost of \$853,595 (excluding land value). The building is part of a condo unit that occupies 7.029 acres with the total interior space of approximately 4,465 square feet.

Engineering Process:

The project engineer examined all design and construction documents, contractor payment requisitions and other related data to determine the cost basis for every component in the building. Next, the project engineer conducted an on-site study to identify, measure, quantify and photograph all assets eligible for accelerated depreciation.

Results:

The study resulted in \$372,708 or nearly 43.7% of the assets being moved to a shorter depreciable life. As a result, the property owner saved \$46,616 in taxes for the 2008 tax year and \$54,945 net present value* over the next 10 years.

***represents the 10 year net present value savings (NPV) using a 6% discount rate**

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