

Lock up Analysis

											Appendix 1
Ward	Address	No.	Voids	%Void	Demand	Estimated Repair Costs	Demolition Costs	Recommendation	Gross Annual Rent	Annual Void Loss	Net Annual Rent
1	Munro Street/Steven St	8	8	100%	No Demand	£12,000	£4,976	Demolish	£2,263.52	£2,263.52	£0.00
2	Brackenhurst	11	9	82%	Low	£5,000	£6,842	Demolish	£3,112.34	£2,546.46	£565.88
2	Murroch	13	11	85%	Low	£6,500	£8,086	Demolish	£3,678.22	£3,112.34	£565.88
2	Kinglas	10	10	100%	Low	£6,000	£6,220	Demolish	£2,829.40	£2,829.40	£0.00
6	Dean Street	5	4	80%	High	£5,000	£3,110	Demolish	£1,414.70	£1,131.76	£282.94
6	Ladhope Place	18	16	89%	No Demand	£34,500	£11,196	Demolish	£5,092.92	£4,527.04	£565.88
6	Yokerburn Terrace	28	25	89%	Low	£7,000	£17,416	Demolish	£7,922.32	£7,073.50	£848.82
5	Lilac Avenue	41	40	98%	No Demand	£15,000	£25,502	Brick/Board Up	£11,600.54	£11,317.60	£282.94
		134	123	92%		£91,000	£83,348		£11,883.48	£10,751.72	£1,131.76

										Appendix 2
Ward	Address	No.	Voids	%Void	Demand	Estimated Repair Costs	Recommendation	Gross Annual Rent	Annual Void Loss	Net Annual Rent
1	Baxter Lane	4	0	0%	Low	0	Retain	£1,131.76	£0.00	£1,131.76
2	Braehead Block D	2	0	0%	Low	0	Retain	£565.88	£0.00	£565.88
2	Braehead Block F	8	2	25%	Low	£1,450	Repair when new tenant identified	£2,263.52	£565.88	£1,697.64
2	Braehead Block K	6	0	0%	Low	0	Retain	£1,697.64	£0.00	£1,697.64
1	Colquhoun Drive Block A	7	2	29%	No Demand	0	Repair when new tenant identified	£1,980.58	£565.88	£1,414.70
1	Colquhoun Drive Block B	4	0	0%	No Demand	0	Retain	£1,131.76	£0.00	£1,131.76
1	Colquhoun Drive Block C	6	3	50%	No Demand	£500	Repair when new tenant identified	£1,697.64	£848.82	£848.82
1	Colquhoun Drive Block D	6	3	50%	No Demand	0	Repair when new tenant identified	£1,697.64	£848.82	£848.82
3	Colquhoun Road	15	0	0%	No Demand	0	Retain	£4,244.10	£0.00	£4,244.10
1	Davidson Road	7	0	0%	No Demand	0	Retain	£1,980.58	£0.00	£1,980.58
3	Firthview Terrace	12	1	8%	No Demand	0	Repair when new tenant identified	£3,395.28	£282.94	£3,112.34
1	Halkett Crescent	4	0	0%	Low	0	Retain	£1,131.76	£0.00	£1,131.76
3	Highmains	15	1	7%	Medium	£500	Repair	£4,244.10	£282.94	£3,961.16
1	McColl Avenue Block A	10	4	40%	Low	0	Allocate	£2,829.40	£1,131.76	£1,697.64
2	O'Hare Block A	6	0	0%	High	0	Retain	£1,697.64	£0.00	£1,697.64
2	O'Hare Block B	4	1	25%	High	£600	Repair	£1,131.76	£282.94	£848.82
2	O'Hare Block C	8	2	25%	Low	0	Allocate	£2,263.52	£565.88	£1,697.64
2	O'Hare Block D	3	0	0%	Low	0	Retain	£848.82	£0.00	£848.82
2	Pappert Block A	16	6	38%	High	£1,200	Repair	£4,527.04	£1,697.64	£2,829.40
2	Pappert Block B	13	4	31%	High	£1,200	Repair	£3,678.22	£1,131.76	£2,546.46
2	Pappert Block E	14	6	43%	Medium	£2,800	Repair	£3,961.16	£1,697.64	£2,263.52
2	Pappert Block F	7	3	43%	Medium	£1,500	Repair	£1,980.58	£848.82	£1,131.76
3	Park Crescent	7	0	0%	No Demand	£0	Retain	£1,980.58	£0.00	£1,980.58
1	Susannah Street	8	1	13%	Low	£0	Allocate	£2,263.52	£282.94	£1,980.58
3	Westbridgend	15	1	7%	Medium	£200	Repair	£4,244.10	£282.94	£3,961.16
4	Auchnacraig Road	8	2	25%	Low	£83	Repair	£2,263.52	£565.88	£1,697.64
6	Auckland Place	14	1	7%	Medium	£48	Repair	£3,961.16	£282.94	£3,678.22
5	Church Street	13	5	38%	Medium	£137	Repair	£3,678.22	£1,414.70	£2,263.52
6	Clydeholm Terrace	9	6	67%	Low	£1,761	Repair	£2,546.46	£1,697.64	£848.82
4	Craigs Avenue	12	9	75%	Medium	£2,516	Repair	£3,395.28	£2,546.46	£848.82
6	Durban Avenue	43	29	67%	Medium	£5,713	Repair	£12,166.42	£8,205.26	£3,961.16

5	Graham Avenue	17	11	65%	Medium	£4,382	Repair	£4,809.98	£3,112.34	£1,697.64
4	Irving Avenue	21	7	33%	Low	£167	Repair	£5,941.74	£1,980.58	£3,961.16
5	Kilbowie Court	5	1	20%	High	£0	Allocate	£1,414.70	£282.94	£1,131.76
5	Kirkoswald Drive	52	7	13%	Medium	£304	Repair	£14,712.88	£1,980.58	£12,732.30
5	Kirkwood Avenue	9	1	11%	Low	£42	Repair	£2,546.46	£282.94	£2,263.52
5	Littleholm	58	10	17%	Medium	£1,036	Repair	£16,410.52	£2,829.40	£13,581.12
6	Napier Court	7	3	43%	High	£3,800	Repair	£1,980.58	£848.82	£1,131.76
6	North Bank Place	32	9	28%	Low	£250	Repair when new tenant identified	£9,054.08	£2,546.46	£6,507.62
6	Roman Crescent	19	3	16%	High	£329	Repair	£5,375.86	£848.82	£4,527.04
6	Scott Street	25	23	92%	Low	£464	Repair when new tenant identified	£7,073.50	£6,507.62	£565.88
4	St Helena Crescent	25	9	36%	Medium	£387	Repair	£7,073.50	£2,546.46	£4,527.04
4	Stewart Drive	16	7	44%	High	£2,076	Repair	£4,527.04	£1,980.58	£2,546.46
6	Stewart Street	13	9	69%	Medium	£292	Repair	£3,678.22	£2,546.46	£1,131.76
6	The Crescent	33	22	67%	Medium	£2,440	Repair	£9,337.02	£6,224.68	£3,112.34
4	Whitehill Crescent	5	1	20%	No Demand	£42	Repair when new tenant identified	£1,414.70	£282.94	£1,131.76
		643	215	33%		£36,219.00		£181,930.42	£60,832.10	£121,098.32