

Wasatch Front Regional MLS Listing Input Form

COMM

Commercial / Industrial

Fields marked with an * are required

Previous MLS# _____

PROPERTY LOCATION

Pricing Information

List Price* \$ _____
 And / Or Lease Price (Base) \$ _____
 Sub-Lease From _____ To _____
 Lease Terms From _____ To _____
 SQ FT / Month Month Modified Gross Triple Net
 SQ FT / Year Year Full Service / Gross
 Short Sale* Not Short Sale Price Subject to 3rd Party Approval
 Price Previously Approved by 3rd Party
 Offer Under 3rd Party Review

Address Information

Non-Standard Address (See Directions)
 Number* _____ N S E W
 Street Name or Number * _____ N S E W
 Street Type _____ Unit Number _____
 Quadrant* NW NE _____ North / South
 SW SE _____ East / West
 Zip* _____ City* _____
 County* _____ State* _____
 Project / Subdivision _____
 Zoning / Overlay _____

SITE INFORMATION

Tax / Parcel Information

No Assigned Parcel # OR* Taxes \$ _____
 Tax Parcel Number* _____
 Tax Year _____ Year Built* _____
 Property Type* Business + R.E. Business Only Hotel/Motel
 Industrial Investment Office
 Restaurant Retail Warehouse
 Construction Status* Blt/Standing Under Const To Be Built
 Business Name _____
 Current Use _____
 # of Buildings _____ # of Units _____ # of Docks _____
 # of Floors _____ Floor Load Cap. _____ Cap Rate _____
 Occupied _____ % Load Factor _____ % # of Amps _____
 # of Elevators _____ # of Cranes _____ Max. Crane Tonnage _____
 APOD No Yes
 Shared Yard Parking Access Utilities Loading Dock

Other Building Information

	Office	Retail	Warehouse
Current Annual Rent			
Projected Annual Rent			
Current SQ FT Vacancy			
Ceiling Height			
Ceiling Clearance			
Column Span			
Dimensions of Building			
Front			
Side			
Building Square Footage (Approx.)			
3+			
2			
Main			
Basement			
Total			
Minimum Avail. for Lease			
Maximum Avail. for Lease			
Avail. for Rent			

Lot Dimensions

Acres* _____ Frontage _____
 Side _____ Back _____ Irregular Shape
 Frontage Facing N S E W NE SE NW SW

Number of Doors

10 X 10 _____ 10 X 12 _____
 12 X 14 _____ Other _____

Parking

Covered _____ Uncovered _____ Ratio/1000 SQ FT _____

Parking Cost

Stall/Month \$ _____ Reserved \$ _____ Unreserved \$ _____

Operating Expenses

	Owner	Per M	Per Y	Tenant
Gas \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Electricity \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Water \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Garbage \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

(Additional Space - See Remarks)

#Suite(s) Avail. for Rent _____ Total SQ FT _____

Annual Income Amount

Gross \$ _____ Net \$ _____

Tenant Improv. Allowance

Rentable SQ FT \$ _____ Usable SQ FT \$ _____
 Flat Amount \$ _____

	Owner	Per M	Per Y	Tenant
Insurance \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Janitorial \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Maintenance \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Com Area Main \$ _____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

LISTING INFORMATION

Listing Date* _____ Expiration Date* _____
 Owner Name _____
 REO / Foreclosure / Bank Owned HUD Owned Owner / Agent
 Contact Type Agent Owner Secretary
 Contact for Appointments & Access _____
 Contact Phone 1 _____ Voice TDD
 Contact Phone 2 _____ Voice TDD
 Listing Type* EAL ERS
 Photo Instructions* Under Construction I Will Provide
 To Be Built
 Dual/VAR Rate* Yes No

Compensation Offered* BAC _____ BAC Based on* Gross NET Possession _____
 Publicly Searchable Address Not Visible Not Searchable

Listing Agent Information

Agent Public ID* _____ Co-Agent Public ID* _____
 Agent Name _____
 Co-Agent Name _____
 Office License ID# _____
 Office Name _____
The information in gray will be supplied by the WFR Membership Database (Completion Optional)

Seller's Initials _____ Date _____

Seller's Initials _____ Date _____

Accessibility Features

Recommended Maximum 8*

- Audible Alerts
- Automatic Doors
- Disabled Restroom
- Elevator, Passenger
- Fully Accessible
- Ground Level
- Modified Kitchen
- No-step Entry
- Porch Lift
- Ramp
- Single Level
- Stair Lift
- Universal Design
- Visible Alerts
- Wheelchair Access
- See Remarks

Air Conditioning

Recommended Maximum 3*

- Central Air, Electric
- Central Air, Gas
- Electric Window
- Evap. Cooler Multi-vent
- Evap. Cooler Roof
- Evap. Cooler Window
- Full
- Heat Pump
- New
- Office Only
- Partial
- Solar
- See Remarks

Const. / Cond.

Recommended Maximum 2*

- Aluminum / Steel
- Asbestos
- Block
- Brick
- Brick Veneer
- Cast Stone
- Log
- Metal Siding
- No Value In Building
- Poured Concrete
- Rock
- Steel
- Stucco
- Tilt Up
- Vinyl Siding
- Wood Frame
- See Remarks

Culinary Water

Recommended Maximum 3*

- Available
- Connected
- Not Available
- Not Connected
- Private
- Secondary
- Spring
- Well(s)
- See Remarks

Cust. Visibility

Recommended Maximum 5*

- Freeway Traffic
- Freeway Visible
- Road Traffic
- Traffic Count Available
- Walk-in Traffic
- See Remarks

Equipment

Recommended Maximum 3*

- Back-up Power
- Compressor
- Crane
- Exhaust System
- Farm Implements
- Forklift
- Hoist
- Milking Equipment
- Paint Booth
- Underground Storage
- Walk-in Refrigerator
- See Remarks

Ext. Special Features

Recommended Maximum 5*

- Barn(s)
- Bunkhouse
- Cement Ditches
- Clubhouse
- Corral(s)
- Covered Parking
- Door(s) Overhead
- Door Levelers
- Grain Elevator
- Loading Dock, Dock Level
- Loading Dock, Ground Level
- Maintenance Facility
- Out Buildings
- Paved Parking
- Play Ground
- Rail Spur
- Rec. Facilities
- RV Parking
- Security Lighting
- Silo
- Storage Yard
- Swimming Pool
- Tennis Court
- Truck Well
- Warehouse
- See Remarks

Floor Coverings

Recommended Maximum 3*

- Bamboo
- Carpet
- Cork
- Hardwood
- Laminate
- Linoleum
- Marble
- Natural Rock
- Slate
- Tile
- Travertine
- Vinyl
- See Remarks

Heating

Recommended Maximum 3*

- Baseboard
- Electric
- Forced Air
- Gas, Natural
- Gas, Propane
- Heat Pump
- Hot Water / Steam
- Oil
- Radiant
- Solar
- Space Heater
- Wood Stove
- See Remarks

Inclusions / Exclusions

Pick Up To 10*

Include Exclude

- | | |
|--------------------------|------------------------------------------------|
| <input type="checkbox"/> | <input type="checkbox"/> Equipment / Machinery |
| <input type="checkbox"/> | <input type="checkbox"/> Fixtures |
| <input type="checkbox"/> | <input type="checkbox"/> Franchise |
| <input type="checkbox"/> | <input type="checkbox"/> Furniture |
| <input type="checkbox"/> | <input type="checkbox"/> Good Will |
| <input type="checkbox"/> | <input type="checkbox"/> Inventory |
| <input type="checkbox"/> | <input type="checkbox"/> Real Estate |
| <input type="checkbox"/> | <input type="checkbox"/> Supplies |
| <input type="checkbox"/> | <input type="checkbox"/> Trade Name |
| <input type="checkbox"/> | <input type="checkbox"/> Water Shares |
| <input type="checkbox"/> | <input type="checkbox"/> See Remarks |

Int. Special Features

Recommended Maximum 10*

- Alarm, Fire
- Alarm, Security
- Basement
- Basement Garage
- Central Vacuum
- Cold Storage
- Comm. Wiring
- Computer
- Dishwasher
- Elevator, Freight
- Energy Star
- Fireplace
- Floor Drains
- Intercom
- Kitchen
- Laundry, Central
- Laundry, Individual
- Mezzanine, Office
- Mezzanine, Retail
- Mezzanine, Warehouse
- Range / Oven
- Refrigerator
- Restroom, Private
- Restroom, Public
- Sprinkler System, Fire
- See Remarks

Irrigation

Recommended Maximum 5*

- Available
- Gravity
- Not Available
- Pressurized
- Pressurized, Stubbed
- Pumped
- Rights, Owned
- Rights, Rented
- Shares, Owned
- Shares, Rented
- Springs, Developed
- Spring, Undeveloped
- Well, Artesian
- Well, Pumped
- See Remarks

Seller's Initials _____

Date _____

Seller's Initials _____

Date _____

Land Condition / Description

Recommended Maximum 10*

- Additional Land Available
- Adjacent To Golf Course
- Aspen
- Clay
- Corner Lot
- Creek(s)
- Crops
- Curb & Gutter
- Dry
- Fenced, Full
- Fenced, Part
- Fruit Trees
- Landscaping, Full
- Landscaping, Part
- Marsh
- Mature Trees
- Mineral Rights
- Mixed Soil
- Natural Grass
- Oak Brush
- Oil Rights
- Pasture
- Paved
- Pines
- Sage Brush
- Sand / Gravel
- Sprinkler, Auto-full
- Sprinkler, Auto-part
- Sprinkler, Man-full
- Sprinkler, Man-part
- Sprinklers, Irrigation
- Terrain, Flat
- Terrain, Grad Slope
- Terrain, Hilly
- Terrain, Mountain
- Terrain, Steep Slope
- Trees
- Unpaved
- View, Lake
- View, Mountain
- View, Valley
- Weeds
- Wet Lands
- Wooded
- See Remarks

Offering Type

Recommended Maximum 3*

- Exchange / Trade
- Lease
- Lease / Purchase Option
- Sale
- Sale / Lease Back
- Sale / Lease Option
- Sublease
- See Remarks

Roads / Trans.

Recommended Maximum 7*

- Asphalt
- Bus Service
- Circular
- Common Drive
- Commuter Rail
- Concrete
- Curb & Gutter
- Dirt
- Freeway Exit
- Gravel
- More Than 1 Access
- Rail Dock
- Road, Paved
- Road, Unpaved
- Roll Curb
- Sidewalk
- See Remarks

Roof

Recommended Maximum 2*

- 1-ply Modified Bitumen
- Aluminum
- Asbestos Shingles
- Asphalt Shingles
- Buildup
- Composition
- Fiberglass
- Flat
- Metal
- PVC
- Pitched
- Rolled-Silver
- Rubber (EPDM)
- Skylights
- Stone
- Tar / Gravel
- Tile
- Wood Shake Shingles
- See Remarks

Sewer

Recommended Maximum 2*

- Available
- Connected
- Not Available
- Not Connected
- Private
- Public
- Septic Tank
- See Remarks

Show Instructions

Recommended Maximum 4*

- Agent Has Key
- Appt / Use Key Box
- Call Agent / Appt
- Call Occupant / Appt
- Call Owner / Appt
- Call / Use Key Box
- Confidential, Employees Unaware
- Key At Listing Office
- Key Box
- Key Box, Non-standard
- Vacant
- See Remarks

Site Description

Recommended Maximum 3*

- Industrial Park
- Owner Occupied
- Tenant Occupied
- Vacant Building
- Vacant Land
- See Remarks

Telecommunications

Recommended Maximum 7*

- Artificial Ceiling
- Broadband Cable
- Clean Room
- Crawl Space
- DSL Available
- Ethernet, Wired
- Fiber Optics
- Fire Suppression
- Phones / Data Conduit
- Server Room
- T-1 Line
- See Remarks

Terms

Recommended Maximum 10*

- Assumption, Current Rate
- Assumption, Interest Increase
- Assumption, Qualify
- Assumption, Simple
- Cash
- Commercial Fin. Req.
- Conventional
- Exchange
- SBA
- Seller Finance First
- Seller Finance Second
- Seller Subordination
- See Remarks

Utilities

Recommended Maximum 10*

- 120/208 V 3 Phase 4 Wire
- 120/240 V 1 Phase
- 120/240 V 3 Phase
- 277/480 V 3 Phase
- Gas, Natural
- Gas, Propane
- Gas, Stubbed
- Paid By Landlord
- Separate Meter, Elec.
- Separate Meter, Gas
- See Remarks

Window Coverings

Recommended Maximum 3*

- Blinds
- Draperies
- Full
- None
- Part
- Plantation Shutters
- Shades
- See Remarks

Zoning

Recommended Maximum 5*

- Agricultural
- Commercial
- Industrial
- Multi Family
- Single Family
- See Remarks

Seller's Initials _____

Date _____

Seller's Initials _____

Date _____

Remarks

Agent Remarks

Directions / Non-Standard Address

Property Management Remarks

The Undersigned is the owner of the real property described in this Listing Input Form ("Owner") and hereby acknowledges receipt of completed copies of this document, (Form B, 4 pages) and the Exclusive Right to Sell Listing Agreement.

Owner acknowledges that Wasatch Front Regional Multiple Listing Service, Inc. ("WFRMLS") maintains a multiple listing service database for brokers and agents, and others (the "MLS Database"), and a database of listings which is available to the public (the "IDX Database"). Owner consents to WFRMLS including all of the information included in this Listing Input Form (the "Listing") in the MLS Database and the IDX Database, and any modifications of the MLS Database and IDX Database, the licensing of the MLS Database and IDX Database to any third party, disclosure and public display of the Listing, and any other lawful use of the Listing by WFRMLS. Owner hereby irrevocably assigns and transfers to WFRMLS all right, title, and interest in and to any copyright rights and other intellectual property rights, and any actions and causes of action related to the foregoing, and any damages, profits and other recoveries related thereto, which Owner may have or acquire in and to the Listing and any and all photographs, images, graphics, video recordings, virtual tours, drawings, written descriptions, remarks, narratives, pricing information, and other copyrightable elements relating to the property that are associated with the Listing and any changes thereto ("Listing Content").

Owner represents and warrants to WFRMLS that the information contained herein is correct and that the Listing, Listing Content, and the assignment of rights to WFRMLS set forth above does not violate or infringe upon the rights, including any intellectual property rights, of any person or entity. Owner agrees to indemnify and hold harmless WFRMLS against all damages, costs and liabilities, including reasonable attorney fees, arising from any claim that the Listing, Listing Content, or any portion thereof infringes the rights of any third party.

Owner's Signature

Owner's Signature