



## BUSINESS FEASIBILITY STUDY INPUTS

Finance & Property  
Research Pty Ltd  
www.property-buyers-research.com

<u>Item</u>	<u>Remarks</u>	<u>Amount in</u> <u>\$</u>	<u>Start</u>	<u>End</u>
<b><u>GENERAL DETAILS</u></b>	Date Inspected:			
Investors Name				
Investors Contact Details				
Type of Business				
Address of Business				
Period Held	From the time deposit is paid until property is sold.-			
Equity Contributed				
Interest Rates	Borrowing Interest Rate.....% Credit Interest Rates .....%			
Inflation Rate Assumed	.....%			
Escalation Rate	Escalate Income at Inflation Rate <b>OR</b> Nominated Rate - .....%			
Investors Tax Rate	.....%			
Phase in Period	If a new business, state phase in period -in months: .....			
Depreciation Schedule - Building	If buying Freehold & the “after tax” figures are required: Obtain written down value.			
Depreciation – Plant & Equipment	Attach schedule & written down values			
<b><u>INCOME</u></b>				
<b><u>Investment Sale Price</u></b>	This will be calculated by the programme on the basis decided, i.e.: <b>Choose Capitalisation Rate .....% OR</b> <b>Escalation Rate Chosen above.....%</b>			
<b><u>Sales Revenue</u></b>	An overall Cost Of Goods Sold (COGS) can be used, or different groups of goods, if categorised, can have a different rate of COGS applied. Set out below if required			
<b><u>Less</u></b>	<b>Cost Of Goods Sold (COGS)</b> (enter % if known.) .....%			
On Account	<b>% of Goods purchased on credit..... %</b>			
<b><u>Other Income</u></b>				

<u>Item</u>	<u>Remarks</u>	<u>Amount in \$</u>	<u>Start</u>	<u>End</u>
<b>EXPENDITURE</b>				
<u>Investment Purchase price</u>	This will be calculated by the programme if a target Internal Rate of Return is required.  If so, choose a rate.....% <b>IRR, <u>OR</u></b>  Insert a Purchase Price:\$.....			
<u>Goodwill</u>	The difference between the Purchase Price and the written down value of the Inventory, Plant & Equipment			
<u>Inventory</u>	Obtain a schedule			
<u>Plant &amp; Equipment</u>	Obtain written down book value on Contract (List major items below)			
<u>Stamp Duty</u>				
<u>Conveyancing Fees (All)</u>	To Purchase Business \$.....  To Sell Business \$.....			
<u>Operating Expenses - Items</u>	List below + remarks if appropriate			



