

2022 Level II Cost Approach  
Class Problem #8

This is a fast food restaurant built on a slab in Carroll County in 2002. It contains 1,902 square feet and has a perimeter of 202 linear feet. It also has a commercial heating/air conditioning package that heats and cools the entire 1,902 square feet. It is graded a C and is in average condition. The exterior walls are brick.

There is 18,000 square feet of asphalt paving on a 2" over a 8" base. It was put down at the same time as the construction date of the building. It is graded a C +1 and is in average condition.

What is the total improvement value of this property?