

---

## Renovation Teleconference

Answers by Dean Parker

September 2009

---

### I want to make a profit of \$100,000 - what renovation project and numbers do I need to look?

**Gavin:** Say I want to make 100K, how do I then overlay that onto the property? Is that back to the percentages?

**Dean Parker:** Yeah, if you have a look in the *quick deal analysis* formulas, if you have a bit of a play with them, there's the *quick cash formulas*, *quick cash analysis* and in part of the goal fitting, you can plug in how much *profit* you want to make and it will then tell you a purchase price for the property. And then you can use that purchase price and work out how much cash you need to invest.

**Gavin:** Good. I guess that then helps me change the market in terms of your target market.

**Dean Parker:** Correct. And then obviously from there you'd be looking at properties in that price bracket to make it work. Now, it doesn't always work obviously. I mean, you can buy a property and be lucky and make more....not be lucky but the 12% is a gage but it obviously gives you a pretty good idea ...both percentages are actually scarily and pretty accurate for most things that we come across.

**Gavin:** Okay.

**Dean Parker:** But if you have a bit of play around with those, that'll start to paint a bit of a picture of what you need to be looking for.