

Profit & Loss

Property: 3012 Aldrich Avenue S
01/01/24 - 12/31/24 (accrual basis)

INCOME	Amount
4100 RENTAL INCOME	
4101 Rental Income	79,377
4100 Total RENTAL INCOME	79,377
4200 OTHER INCOME	
4205 Laundry Income	240
4207 Pet Rent	631
4214 Pet Fees	600
4215 Late Fees	2,301
4216 NSF Fees	100
4232 Month to Month Fee	1,200
4200 Total OTHER INCOME	5,072
4300 MAINTENANCE INCOME	
4303 Labor - Income	775
4304 Damages	180
4300 Total MAINTENANCE INCOME	955
4400 Utility Income	
4401 Gas - Income	720
4402 Water & Sewer - Income	1,180
4404 Garbage - Income	771
4400 Other Utility Income	964
4400 Total Utility Income	3,635
TOTAL	
INCOME	89,039
EXPENSE	
5050 GENERAL REPAIRS & MAINTENANCE	
5051 General Labor & Repairs	1,060
5052 General Parts & Supplies	1,587
5053 Painting - Labor	150
5054 Painting - Supplies	60
5059 Fire & Life Safety	207
5065 Windows - Repair & Replacement	636
5077 On-Call Maintenance	840
6009 Locks & Keying	127
5050 Total GENERAL REPAIRS & MAINT	4,667
5100 TURNOVER	
5101 Cleaning - Turn	931
5104 Maintenance - Turn	1,010
5100 Total TURNOVER	1,941
5230 GROUNDSKEEPING & REC FACILITIE	
5231 Snow Removal	1,350
5232 Lawn & Landscaping	1,778
5230 Total GROUNDSKEEPING & REC F	3,128
5450 UTILITY EXPENSES	
5451 Gas - Building	3,653
5452 Gas - Unit	264
5455 Water & Sewer	5,652
5460 Trash Removal	220
5450 Total UTILITY EXPENSES	9,789
5550 INSURANCE EXPENSE	
5552 Building Insurance Expense	6,192
5550 Total INSURANCE EXPENSE	6,192
5570 TAX EXPENSE	
5571 Real Estate Taxes	17,056
5570 Total TAX EXPENSE	17,056
5800 PROFESSIONAL & ADMINISTRATIVE I	
5801 Professional Fees	24
5802 Legal Fees	260
5803 Rental License Fee	235
5804 Accounting Services	861
5808 Security Deposit Interest Expense	13
5810 Bank Fees	4
5800 Total PROFESSIONAL & ADMINIST	1,397
5850 LEASING & MARKETING	
5856 Zillow	1,572
5850 Total LEASING & MARKETING	1,572
TOTAL	
EXPENSE	45,742
Cap x and LHM	\$6,895

Profit & Loss

Property: 3012 Aldrich Avenue S
01/01/23 - 12/31/23 (accrual basis)

INCOME	Amount
4101 Rental Income	66,421
4201 Other Income	40
4205 Laundry Income	980
4207 Pet Rent	856
4215 Late Fees	3,198
4227 Parking - Income	500
4232 Month to Month Fee	400
4402 Water & Sewer - Income	1,162
4404 Garbage - Income	775
TOTAL	
INCOME	74,332
EXPENSE	
5051 General Labor & Repairs	2,042
5052 General Parts & Supplies	502
5067 Appliances - Parts & Repair	270
5077 On-Call Maintenance	443
5075 Cleaning - Janitorial	2,750
5101 Cleaning - Turn	860
5104 Maintenance - Turn	927
5231 Snow Removal	1,125
5232 Lawn & Landscaping	1,380
5451 Gas - Building	5,526
5452 Gas - Unit	148
5455 Water & Sewer	5,727
5552 Building Insurance Expense	3,698
5571 Real Estate Taxes	16,140
5804 Accounting Services	841
5808 Security Deposit Interest Expense	13
5856 Zillow	1,320
TOTAL	
EXPENSE	43,712
NOI	30,620

Profit & Loss

Property: 3012 Aldrich Avenue S
01/01/22 - 12/31/22 (accrual basis)

INCOME	Amount
4101 Rental Income	79,960
4106 Admin Fees	300
4205 Laundry Income	1,170
4207 Pet Rent	600
4215 Late Fees	1,492
4227 Parking - Income	882
4302 Cleaning - Income	450
4304 Damages	545
4401 Gas - Income	445
4402 Water & Sewer - Income	535
4404 Garbage - Income	1,496
TOTAL	
INCOME	87,874
EXPENSE	
5051 General Labor & Repairs	3,032
5052 General Parts & Supplies	1,224
5067 Appliances - Parts & Repair	332
5077 On-Call Maintenance	50
5075 Cleaning - Janitorial	3,016
5101 Cleaning - Turn	750
5103 Painting - Turn	1,220
5104 Maintenance - Turn	1,098
5231 Snow Removal	600
5232 Lawn & Landscaping	2,211
5451 Gas - Building	5,589
5452 Gas - Unit	960
5455 Water & Sewer	5,225
5552 Building Insurance Expense	3,800
5571 Real Estate Taxes	11,843
5804 Accounting Services	799
5808 Security Deposit Interest Expense	17
5856 Zillow	1,440
TOTAL	
EXPENSE	43,206
NOI	44,668

Profit & Loss

Property: 3012 Aldrich Avenue S
01/01/21 - 12/31/21 (accrual basis)

INCOME	Amount
4101 Rental Income	86,256
4106 Admin Fees	250
4205 Laundry Income	771
4206 Move-In Fee	300
4207 Pet Rent	600
4215 Late Fees	112
4227 Parking - Income	2,600
4302 Cleaning - Income	500
4304 Damages	15
4404 Garbage - Income	2,840
TOTAL	
INCOME	94,244
EXPENSE	
5051 General Labor & Repairs	691
5052 General Parts & Supplies	1,212
5059 Fire & Life Safety	181
5061 Plumbing - Labor	1,243
5076 Annual Maintenance	135
5081 Boiler - Maintenance	510
6009 Locks & Keying	2,155
5075 Cleaning - Janitorial	2,537
5101 Cleaning - Turn	254
5102 Carpet Cleaning - Turn	54
5103 Painting - Turn	2,450
5231 Snow Removal	759
5232 Lawn & Landscaping	938
5451 Gas - Building	2,160
5452 Gas - Unit	651
5455 Water & Sewer	3,525
5552 Building Insurance Expense	2,474
5571 Real Estate Taxes	17,085
5803 Rental License Fee	543
5804 Accounting Services	745
5808 Security Deposit Interest Expense	119
5851 Marketing & Advertising	1,440
TOTAL	
EXPENSE	41,860
NOI	52,384

Profit & Loss

Property: 3012 Aldrich Avenue S
01/01/20 - 12/31/20 (accrual basis)

INCOME	Amount
4101 Rental Income	93,065
4205 Laundry Income	153
4206 Move-In Fee	300
4207 Pet Rent	550
4215 Late Fees	31
4227 Parking - Income	2,050
4302 Cleaning - Income	485
4306 Trash Nanny	275
4404 Garbage - Income	1,100
TOTAL	
INCOME	98,009
EXPENSE	
5051 General Labor & Repairs	3,200
5052 General Parts & Supplies	785
5059 Fire & Life Safety	109
5061 Plumbing - Labor	355
5081 Boiler - Maintenance	629
5075 Cleaning - Janitorial	3,000
5101 Cleaning - Turn	510
5102 Carpet Cleaning - Turn	43
5103 Painting - Turn	2,050
5231 Snow Removal	1,426
5232 Law n & Landscaping	780
5451 Gas - Building	2,488
5455 Water & Sewer	3,525
5552 Building Insurance Expense	2,782
5571 Real Estate Taxes	12,336
5803 Rental License Fee	543
5804 Accounting Services	828
5808 Security Deposit Interest Expense	84
5851 Marketing & Advertising	50
TOTAL	
EXPENSE	35,523
NOI	62,486