

Income Statement
The Retreat at Columbia - BRL
Cash Basis
Mar 2024

Account Name	Mar 2024
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Building Name: The Retreat at Columbia - BRL	
INCOME	
RENTAL INCOME	
Market Rent	14,816.00
RENTAL INCOME	14,816.00
 OTHER INCOME	
Equipment & Furniture Rental	660.00
Late Fees	50.00
Pet Rent	25.00
Utility Income/Reimbursements	161.22
Total OTHER INCOME	896.22
INCOME	15,712.22
 OPERATING EXPENSES	
PROPERTY MGMT FEES	
Property Management Fees	1,111.20
TOTAL PROPERTY MGMT FEES	1,111.20
 REPAIRS & MAINTENANCE	
REPAIRS & MAINTENANCE - SUPPLIES/MATERIALS	
Appliance Repair/Maintenance	75.00
Light Bulbs	3.00
Plumbing Supplies	24.00
Repairs/Labor	405.00
REPAIRS & MAINTENANCE - SUPPLIES/MATERIALS	507.00
TOTAL REPAIRS & MAINTENANCE	507.00
 UTILITIES	
UTILITIES OTHER	
Utility Admin Fee - Offset	(50.00)
UTILITIES OTHER	(50.00)
TOTAL UTILITIES	(50.00)
 HOA EXPENSES	
HOA Dues	2,120.00
TOTAL HOA EXPENSES	2,120.00
OPERATING EXPENSES	3,688.20
EBITDA	12,024.02
NET OPERATING INCOME AFTER INTEREST AND CAPITAL	12,024.02
NET INCOME	12,024.02

GL Details

Retreat Columbia
 Cash Basis
 MAR 2024

Account	Transaction Date	Post Month	Memo/Note	Bldg-Unit	Debit	Credit
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 126 HOA Dues	BRL-126	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 147 HOA Dues	BRL-147	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 148 HOA Dues	BRL-148	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 162 HOA Dues	BRL-162	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 19 HOA Dues	BRL-019	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 193 HOA Dues	BRL-193	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 49 HOA Dues	BRL-049	265.00	0.00
7212: COA/HOA Dues	3/10/2024	3/1/2024	Unit 96 HOA Dues	BRL-096	265.00	0.00
7212: COA/HOA Dues Total					2,120.00	0.00
7605: Property Management Fees	3/10/2024	3/1/2024	Retreat Columbia PM Fees MAR 2024 BRL	19	1,111.20	0.00
7605: Property Management Fees Total					1,111.20	0.00
7702: Appliance Repair/Maintenance	3/10/2024	3/1/2024	147: Large burner replacement	BRL-147	30.00	0.00
7702: Appliance Repair/Maintenance	3/10/2024	3/1/2024	147: Small burner replacement	BRL-147	20.00	0.00
7702: Appliance Repair/Maintenance	3/10/2024	3/1/2024	193: Large stove top element replacement	BRL-193	15.00	0.00
7702: Appliance Repair/Maintenance	3/10/2024	3/1/2024	193: Small stove top element replacement	BRL-193	10.00	0.00
7702: Appliance Repair/Maintenance Total					75.00	0.00
7762: Light Bulbs	3/10/2024	3/1/2024	193: Light bulb replacement	BRL-193	3.00	0.00
7762: Light Bulbs Total					3.00	0.00
7782: Plumbing Supplies	3/10/2024	3/1/2024	126: Toilet fill valve replacement	BRL-126	20.00	0.00
7782: Plumbing Supplies	3/10/2024	3/1/2024	147: Slip nut replacement	BRL-147	4.00	0.00
7782: Plumbing Supplies Total					24.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	096: Labor to adjust front door latch plate so that the door closes all the way	BRL-096	60.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	126: Labor to clean dust out of vents, spray and clean	BRL-126	60.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	126: Labor to replace toilet fill valve	BRL-126	60.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	147: Labor to replace kitchen sink slip nut, and all 4 burners for stove top	BRL-147	105.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	193: Labor to replace burner elements	BRL-193	60.00	0.00
7830: Repairs/Labor	3/10/2024	3/1/2024	193: Labor to replace light bulb in closet	BRL-193	60.00	0.00
7830: Repairs/Labor Total					405.00	0.00
8135: Utility Admin Fee - Offset	3/6/2024	3/1/2024	Resident Default Fee	BRL-193-D	0.00	(50.00)
8135: Utility Admin Fee - Offset Total					0.00	(50.00)
Grand Total					3,738.20	(50.00)