

405 15th Ave S, Jacksonville Beach, FL 32250  
T-12 Report (thru March 2024)

	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	
Revenue	1	2	3	4	5	6	7	8	9	10	11	12	T12
Unit A	\$4,509	\$4,027	\$3,275	\$3,062	\$2,465	\$2,215	\$2,896	\$2,577	\$2,129	\$2,696	\$2,680	\$4,915	\$37,446
Unit B	\$3,430	\$3,345	\$4,388	\$3,696	\$1,987	\$2,530	\$2,642	\$2,985	\$2,500	\$2,679	\$3,719	\$5,143	\$39,044
Unit C	\$2,990	\$2,056	\$3,115	\$3,186	\$1,948	\$2,654	\$2,610	\$2,878	\$2,669	\$2,606	\$3,823	\$5,025	\$35,560
Unit D	\$2,796	\$3,579	\$3,611	\$3,893	\$2,265	\$2,549	\$3,200	\$3,200	\$3,200	\$3,200	\$3,200	\$3,200	\$37,893
<b>Total Revenue</b>	<b>\$13,725</b>	<b>\$13,007</b>	<b>\$14,389</b>	<b>\$13,837</b>	<b>\$8,665</b>	<b>\$9,948</b>	<b>\$11,348</b>	<b>\$11,640</b>	<b>\$10,498</b>	<b>\$11,181</b>	<b>\$13,422</b>	<b>\$18,283</b>	<b>\$149,943</b>
<b>EXPENSES</b>													
Real Estate Taxes	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$1,204	\$13,243
Insurance	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$472	\$5,192
Internet	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$125	\$1,375
Utilities	\$606	\$716	\$769	\$813	\$960	\$502	\$502	\$502	\$502	\$595	\$762	\$0	\$7,228
Cleaning fees	\$1,647	\$1,561	\$1,727	\$1,660	\$1,040	\$1,194	\$1,362	\$1,397	\$1,260	\$1,342	\$1,611	\$2,194	\$15,799
Repairs and Maintenance	\$0	\$165	\$700	\$335	\$75	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,275
<b>Total Expenses</b>	<b>\$4,054</b>	<b>\$4,242</b>	<b>\$4,997</b>	<b>\$4,609</b>	<b>\$3,876</b>	<b>\$3,496</b>	<b>\$3,664</b>	<b>\$3,700</b>	<b>\$3,562</b>	<b>\$3,737</b>	<b>\$4,174</b>	<b>\$3,995</b>	<b>\$44,113</b>
<b>Net Operating Income (NOI)</b>	<b>\$9,671</b>	<b>\$8,765</b>	<b>\$9,392</b>	<b>\$9,228</b>	<b>\$4,789</b>	<b>\$6,452</b>	<b>\$7,684</b>	<b>\$7,940</b>	<b>\$6,936</b>	<b>\$7,444</b>	<b>\$9,248</b>	<b>\$14,288</b>	<b>\$105,830</b>