

9421-9435 Alondra Blvd  
Bellflower CA 90706

# INCOME & EXPENSES



## 9421-9435 Alondra Blvd Bellflower Expenses



### Itemized Insurance

\$1,677.00 Yearly



### Property Taxes

\$13,489.00 Yearly



### Waste

\$2,412.00 Yearly



### Water

\$9,300.00 Yearly

## Bellflower Income

**Locksmith** **\$1,600.00/m**

- ✓ \$50 increase yearly.
- ✓ \$50 Sewage

**Chicken Place** **\$1,940.00/m**

- ✓ 5% increase yearly.  
Lease ends 2/28/27
- ✓ \$50 Sewage

**Make-up Studio** **\$1,150.00/m**

- ✓ 5% increase yearly.
- ✓ \$50 Sewage

**Flower Shop** **\$1,500.00/m**

- ✓ \$50 increase yearly.  
March, 1st 2025 Lease
- ✓ \$50 Sewage

**Pupusa Restaurant** **\$3,095.00/m**

- ✓ 5% increase yearly.  
Lease ends 12/31/27
- ✓ \$175 Water and Sewage

**Ice Cream Shop** **\$1,508.00/m**

- ✓ \$50 increase yearly.  
Lease ends 10/31/26
- ✓ \$100 Water and Sewage

**Barber Shop** **\$1,650.00/m**

- ✓ \$50 increase yearly.  
Lease ends 4/30/26
- ✓ \$50 Sewage

**Total Income:**  
**\$155,616 Yearly**

**Total Expenses:**  
**\$24,466 Yearly**



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