

Cash Flow - 12 Month

Bold Property Management

Properties: 540 Locust street - 540 Locust Street Lebanon, PA 17042

Period Range: Jan 2025 to Dec 2025

Accounting Basis: Cash

Include Zero Balance GL Accounts: No

Account Name	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025	Total
Operating Income & Expense													
Income													
Rent Income	3,605.00	2,210.00	2,060.00	2,169.35	2,793.36	3,110.50	1,976.14	2,060.00	1,420.00	2,026.00	1,556.50	3,250.00	28,236.85
Application Fee Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	45.00	45.00
Deposit Forfeit	0.00	0.00	250.00	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
Total Operating Income	3,605.00	2,210.00	2,310.00	2,419.35	2,793.36	3,110.50	1,976.14	2,060.00	1,420.00	2,026.00	1,556.50	3,295.00	28,781.85
Expense													
Inspection Repairs	792.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	792.65
Repair	0.00	106.17	65.00	0.00	-64.36	0.00	0.00	0.00	0.00	0.00	269.75	0.00	376.56
Apartment Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-100.00	0.00	0.00	0.00	-100.00
Apartment turnover expense	0.00	0.00	0.00	2,417.70	1,807.74	0.00	0.00	0.00	0.00	92.25	0.00	0.00	4,317.69
HVAC (Heat, Ventilation, Air)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	221.00	221.00
Management Fees	587.35	426.70	350.20	368.79	474.87	526.24	338.49	350.20	217.60	342.72	290.11	365.50	4,638.77
Drain Clogs	0.00	0.00	0.00	0.00	75.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.00
Pest Control	140.00	0.00	0.00	0.00	140.00	0.00	0.00	0.00	140.00	0.00	140.00	0.00	560.00
Housing Permit	0.00	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100.00
Eviction	0.00	0.00	0.00	0.00	0.00	0.00	-400.00	-20.00	-20.00	210.75	-210.60	-169.70	-609.55
Total Operating Expense	1,520.00	632.87	415.20	2,786.49	2,433.25	526.24	-61.51	330.20	237.60	645.72	489.26	416.80	10,372.12
NOI - Net Operating Income	2,085.00	1,577.13	1,894.80	-367.14	360.11	2,584.26	2,037.65	1,729.80	1,182.40	1,380.28	1,067.24	2,878.20	18,409.73
Total Income	3,605.00	2,210.00	2,310.00	2,419.35	2,793.36	3,110.50	1,976.14	2,060.00	1,420.00	2,026.00	1,556.50	3,295.00	28,781.85

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Total Expense	1,520.00	632.87	415.20	2,786.49	2,433.25	526.24	-61.51	330.20	237.60	645.72	489.26	416.80	10,372.12
Net Income	2,085.00	1,577.13	1,894.80	-367.14	360.11	2,584.26	2,037.65	1,729.80	1,182.40	1,380.28	1,067.24	2,878.20	18,409.73
Other Items													
Prepaid Rent	0.00	150.00	-126.50	-3.14	-14.70	-5.66	454.36	-420.50	-170.36	154.84	155.66	-10.50	163.50
Owner Distribution	-2,152.46	-2,404.58	-1,893.80	0.00	0.00	-2,357.58	-2,639.10	-2,076.90	-1,116.40	-1,049.60	-1,254.82	-2,163.60	-19,108.84
Net Other Items	-2,152.46	-2,254.58	-2,020.30	-3.14	-14.70	-2,363.24	-2,184.74	-2,497.40	-1,286.76	-894.76	-1,099.16	-2,174.10	-18,945.34
Cash Flow	-67.46	-677.45	-125.50	-370.28	345.41	221.02	-147.09	-767.60	-104.36	485.52	-31.92	704.10	-535.61
Beginning Cash	2,323.31	2,255.85	1,578.40	1,852.90	1,082.62	1,828.03	2,049.05	1,901.96	1,134.36	1,030.00	1,427.02	1,083.60	2,323.31
Beginning Cash + Cash Flow	2,255.85	1,578.40	1,452.90	1,482.62	1,428.03	2,049.05	1,901.96	1,134.36	1,030.00	1,515.52	1,395.10	1,787.70	1,787.70
Actual Ending Cash	2,255.85	1,578.40	1,852.90	1,082.62	1,828.03	2,049.05	1,901.96	1,134.36	1,030.00	1,427.02	1,083.60	1,787.70	1,787.70