ESTEE COMMONS

Profit and Loss

April 2024 - March 2025

	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Jan 2025	Feb 2025	Mar 2025	Total
Income													
4000 Rental Income													0.00
4100 Rent	37,096.05	38,296.13	35,955.00	30,697.00	35,667.50	42,667.13	34,940.00	38,021.77	37,127.00	34,304.00	33,865.00	34,960.00	433,596.58
4200 Adjustments to rent	0.00	0.00	0.00	1,225.00	650.00		2,000.00	975.00	250.00	700.00	1,925.00	1,705.00	9,430.00
4500 Pet fee- Non-refundable	475.00	575.00	648.54	490.00	390.00	525.00	575.00	525.00	510.00	525.00	510.00	285.00	6,033.54
Total 4000 Rental Income	$ 37,571.05	$ 38,871.13	$ 36,603.54	$ 32,412.00	$ 36,707.50	$ 43,192.13	$ 37,515.00	$ 39,521.77	$ 37,887.00	$ 35,529.00	$ 36,300.00	$ 36,950.00	$ 449,060.12
Total Income	$ 37,571.05	$ 38,871.13	$ 36,603.54	$ 32,412.00	$ 36,707.50	$ 43,192.13	$ 37,515.00	$ 39,521.77	$ 37,887.00	$ 35,529.00	$ 36,300.00	$ 36,950.00	$ 449,060.12
Gross Profit	$ 37,571.05	$ 38,871.13	$ 36,603.54	$ 32,412.00	$ 36,707.50	$ 43,192.13	$ 37,515.00	$ 39,521.77	$ 37,887.00	$ 35,529.00	$ 36,300.00	$ 36,950.00	$ 449,060.12
Expenses													
5000 Administrative Expenses													0.00
5200 Business Licenses & Permits												200.00	200.00
5300 Office Supplies & Postage			180.00			180.00			180.00			195.00	735.00
5400 Bank Service Charges												1.00	1.00
Total 5000 Administrative Expenses	$ 0.00	$ 0.00	$ 180.00	$ 0.00	$ 0.00	$ 180.00	$ 0.00	$ 0.00	$ 180.00	$ 0.00	$ 0.00	$ 396.00	$ 936.00
5500 Accounting													0.00
5510 Accounting									1,750.00				1,750.00
5520 Accounting & Bookkeeping			390.00			354.00			400.00			400.00	1,544.00
Total 5500 Accounting	$ 0.00	$ 0.00	$ 390.00	$ 0.00	$ 0.00	$ 354.00	$ 0.00	$ 0.00	$ 2,150.00	$ 0.00	$ 0.00	$ 400.00	$ 3,294.00
5600 Insurance Expense	1,573.46	1,573.46	1,573.46	1,573.46	1,573.46	1,573.46	1,603.46	1,573.46	1,573.46	1,721.65	1,721.65	1,721.65	19,356.09
5700 Leasing Commissions	1,125.00	2,860.00	0.00	1,520.00	875.00	2,535.00	990.00	950.00	995.00	0.00	1,100.00	2,990.00	15,940.00
5750 Management fee	1,878.55	1,943.56	1,830.17	1,620.60	1,835.38	2,159.61	1,875.75	1,976.09	1,916.85	1,741.45	1,794.75	1,847.50	22,420.26
5850 Professional Fees													0.00
5870 Legal Fees													0.00
5875 Evictions	0.00	126.50	1,715.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,412.52	3,254.52
Total 5870 Legal Fees	$ 0.00	$ 126.50	$ 1,715.50	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 1,412.52	$ 3,254.52
Total 5850 Professional Fees	$ 0.00	$ 126.50	$ 1,715.50	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 0.00	$ 1,412.52	$ 3,254.52
5900 Repairs and Maintenance													0.00
5910 Fire & Safety	0.00	955.46	1,359.99	0.00	0.00	275.00	3,570.75	1,568.20	3,558.33	275.00	200.00	0.00	11,762.73
5920 Elevator	159.00	0.00	158.98	158.98	897.97	158.98	317.96	0.00	317.96	0.00	317.96	158.98	2,646.77
5930 Lawn & Snow	55.00	372.60	372.60	372.60	372.60	372.60	372.60	372.60	2,300.00	1,519.86	1,333.00	2,714.00	10,530.06
5935 Carpet													0.00
5938 Cleaning			506.00	506.00	506.00	759.00	561.50	0.00	759.00		506.00	759.00	4,862.50
Total 5935 Carpet	$ 0.00	$ 0.00	$ 506.00	$ 506.00	$ 506.00	$ 759.00	$ 561.50	$ 0.00	$ 759.00	$ 0.00	$ 506.00	$ 759.00	$ 4,862.50
5945 Plumbing												1,468.60	1,468.60
5950 Trash	396.45	396.45	396.45	396.45	396.45	396.45	396.45	396.45	396.45	396.45	396.45	396.45	4,757.40
5980 General Maintenance/Janitorial	1,308.40	3,186.05	4,112.95	2,299.36	1,522.85	3,923.45	1,478.55	1,630.04	1,416.05	718.60	3,224.10	2,597.11	27,417.51
5990 Heating & Cooling	0.00	2,640.50	0.00	1,452.31	2,153.63	1,445.97	416.30	0.00	1,679.08	0.00	0.00		9,787.79
Capital Expenditures- Units									12,235.00				12,235.00
Make Ready	7,341.70	2,297.30	4,669.38	6,478.22	5,138.00	299.00	2,856.91	1,302.52	-10,736.50	2,282.65	4,234.75	4,977.24	31,141.17
Total 5900 Repairs and Maintenance	$ 9,260.55	$ 9,848.36	$ 11,576.35	$ 11,663.92	$ 10,987.50	$ 7,630.45	$ 9,971.02	$ 5,269.81	$ 11,925.37	$ 5,192.56	$ 10,212.26	$ 13,071.38	$ 116,609.53
5965 Property Taxes													0.00
5968 County/City Taxes	2,256.92	2,151.33	2,151.33	2,151.33	2,151.33	2,151.33	2,151.33	2,151.33	12,344.99	3,112.52	3,112.52	3,112.52	38,998.78
5969 School Taxes	2,747.11	2,747.11	2,747.11	2,747.11	2,747.11	2,690.55	2,690.55	2,690.55	2,690.55	2,690.55	2,690.55	2,690.55	32,569.40
Total 5965 Property Taxes	$ 5,004.03	$ 4,898.44	$ 4,898.44	$ 4,898.44	$ 4,898.44	$ 4,841.88	$ 4,841.88	$ 4,841.88	$ 15,035.54	$ 5,803.07	$ 5,803.07	$ 5,803.07	$ 71,568.18
5975 Utilities													0.00
5985 Telephone Expense	87.09	90.27	90.27	90.27	90.81	90.81	90.81	91.29	91.29	91.29	91.47	91.47	1,087.14
5987 Electric	895.73	613.92	807.53	1,089.70	891.56	950.28	831.69	1,114.72	1,523.19	1,871.07	1,677.69	1,504.79	13,771.87
5989 Water					8,712.36							10,817.45	19,529.81
Internet	119.98	119.98	119.98	119.98	119.98	119.98	119.98	119.98	119.98	129.98	129.98	129.98	1,469.76
Total 5975 Utilities	$ 1,102.80	$ 824.17	$ 1,017.78	$ 1,299.95	$ 9,814.71	$ 1,161.07	$ 1,042.48	$ 1,325.99	$ 1,734.46	$ 2,092.34	$ 1,899.14	$ 12,543.69	$ 35,858.58
Total Expenses	$ 19,944.39	$ 22,074.49	$ 23,181.70	$ 22,576.37	$ 29,984.49	$ 20,435.47	$ 20,324.59	$ 15,937.23	$ 35,510.68	$ 16,551.07	$ 22,530.87	$ 40,185.81	$ 289,237.16
Net Operating Income	$ 17,626.66	$ 16,796.64	$ 13,421.84	$ 9,835.63	$ 6,723.01	$ 22,756.66	$ 17,190.41	$ 23,584.54	$ 2,376.32	$ 18,977.93	$ 13,769.13	-$ 3,235.81	$ 159,822.96
Other Income													
4600 Interest Income			3.57			4.84			4.21			4.95	17.57
Total Other Income	$ 0.00	$ 0.00	$ 3.57	$ 0.00	$ 0.00	$ 4.84	$ 0.00	$ 0.00	$ 4.21	$ 0.00	$ 0.00	$ 4.95	$ 17.57
Other Expenses													
5650 Interest Expense	7,176.17	6,933.24	7,151.62	6,910.14	7,126.90	7,114.89	6,874.49	7,089.91	6,849.45	7,065.17	7,052.92	6,359.72	83,704.62
Total Other Expenses	$ 7,176.17	$ 6,933.24	$ 7,151.62	$ 6,910.14	$ 7,126.90	$ 7,114.89	$ 6,874.49	$ 7,089.91	$ 6,849.45	$ 7,065.17	$ 7,052.92	$ 6,359.72	$ 83,704.62
Net Other Income	-$ 7,176.17	-$ 6,933.24	-$ 7,148.05	-$ 6,910.14	-$ 7,126.90	-$ 7,110.05	-$ 6,874.49	-$ 7,089.91	-$ 6,845.24	-$ 7,065.17	-$ 7,052.92	-$ 6,354.77	-$ 83,687.05
Net Income	$ 10,450.49	$ 9,863.40	$ 6,273.79	$ 2,925.49	-$ 403.89	$ 15,646.61	$ 10,315.92	$ 16,494.63	-$ 4,468.92	$ 11,912.76	$ 6,716.21	-$ 9,590.58	$ 76,135.91

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