

5435 Cahuenga Blvd, North Hollywood, CA 91601
Income & Expense Statement (Pro Forma)

	Annual
Revenue	
Rental Income	
Suite A & B	\$ 109,308.00
Suite C	\$ 28,848.00
Suite D	\$ 15,000.00
Signage Income	\$ 1,800.00
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Total Rental Income	\$ 154,956.00
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Operating Expenses	
Property Tax of \$2.4 Million @ 1.2%	\$ (28,800.00)
Janitor Service	\$ (6,000.00)
Property Insurance	\$ (3,000.00)
Utilities (Water and Electricity)	\$ (12,595.00)
Repair & Maintenance	\$ (3,850.00)
Supply	(350.00)
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Total Expenses	\$ (54,595.00)
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Operating Income	\$ 100,361.00
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Net Income (Loss)	\$ 100,361.00
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