

82 West Washington Street

2023 2024

Income

4001 Rent Income	\$ 110,607.16	\$ 116,639.62
4002 Storage Income	\$ 1,200.00	
4003 Common Area Maint Income	\$ 36,706.50	\$ 30,067.96
4004 Parking Income	\$ 12,172.40	\$ 18,256.29
4005 Late Fee Income	\$ 2,835.33	\$ 1,173.35
4006 Utility Income	\$ 1,869.96	\$ 1,854.72
4008 Application Fee Income	\$ 250.00	\$ 150.00
4010 Cleaning and Maint Income	\$ 6,893.00	\$ 8,574.00
4011 Convenience Fee	\$ 204.14	\$ 132.95
4014 Maintenance Income	\$ 2,025.00	\$ 663.00
4015 NSF Fee Income	\$ 50.00	
Total Income	\$ 174,813.49	\$ 177,511.89

Expense

5100 Maintenance		
5101 Electrical	\$ 76.20	\$ -
5102 Elevator	\$ 7,757.14	\$ 7,799.40
5103 Fire Suppression	\$ 1,624.76	\$ 1,725.40
5104 HVAC	\$ 516.00	\$ 727.37
5108 Plumbing	\$ 506.41	\$ 14.29
5109 Access Control	\$ -	\$ 25.36
5111 Unit Turnover	\$ 619.20	\$ 122.48
5112 General	\$ 3,900.00	\$ 3,900.00
Total for 5100 Maintenance	\$ 14,999.71	\$ 14,314.30
5200 Common Area Maintenance		
5201 Cleaning - Service	\$ 13,038.00	\$ 11,951.50
5202 Cleaning - Supplies	\$ 664.65	\$ 774.89
5203 Cleaning - Paper, Soap	\$ 1,605.35	\$ 898.19
5204 Cleaning - Chemicals		\$ 81.23
5205 Landscaping/Snow Removal	\$ 228.72	\$ 1,200.00
5206 Pest Control	\$ 668.34	\$ 910.00
Total for 5200 Common Area Maintenance	\$ 16,205.06	\$ 15,815.81
5300 Utilities		
5301 Electric	\$ 6,507.57	\$ 7,564.61
5302 Gas	\$ 14,161.19	\$ 13,293.73
5303 Internet & Phone	\$ 1,277.76	\$ 1,522.30
5304 Trash	\$ 1,613.95	\$ 1,706.23
5305 Water & Sewer	\$ 2,163.66	\$ 2,073.31
Total for 5300 Utilities	\$ 25,724.13	\$ 26,160.18
5500 Administrative		
5501 Administrative	\$ 79.54	\$ 125.00
Total for 5500 Administrative	\$ 79.54	\$ 125.00
5701 Insurance	\$ 8,049.00	\$ 9,097.00
5702 Taxes	\$ 5,254.49	\$ 5,254.49
Total Expense	\$ 70,311.93	\$ 70,766.78
Net Operating Income	\$ 104,501.56	\$ 106,745.11