

**2023 INCOME/EXPENSES**

**484 AMSTERDAM AVENUE, New York**

**Income 2023**

Rental Income \$ 856,248.12

**Effective Gross Income \$ 856,248.12**

**Expenses**

Repairs & Supplies \$ 3,796.00

Legal/Professional \$ 7,500.00

Insurance \$ 15,309.00

Heating Fuel (gas) \$ 20,774.00

Utilities \$ 2,600.00

Wages & Salaries \$ 6,729.00

Water & Sewer Taxes \$ 37,171.00

Exterminator \$ 3,479.92

Management Fees \$ 23,400.00

Miscellaneous Expenses \$ 700.00

**Operating Expenses \$ 121,458.92**

**Real Estate Taxes \$ 278,822.88**

**Total Expenses \$ 400,281.80**

**Net Operating Income \$ 455,966.32**

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