

Kish 3030 LLC

Profit and Loss

January-December, 2025

TOTAL

Income

4100 Commercial Rent	3,608,435.08
4405 Admin Fee	3,627.04
4407 Cleaning Fee	47,166.23
4409 Damage Fee	70.00
4460 Late Fee	15,312.92
4471 Parking Fees	189,993.15
4491 CAM Fees	167,208.89
4998 Sales Tax Collected	113,105.79
4999 Interest Income	7,324.83

Total for Income

\$4,152,243.93

Gross Profit

\$4,152,243.93

Expenses

5000 CAM Expenses	
5100 Office/General Administrative Expenses	
5105 Bank Charges	3,555.60
5110 Business licenses	300.00
5115 Management Fees	72,000.00
5120 Accounting fees	11,942.50
5125 Property Software	5,337.43
5130 Signage	1,451.80
5135 Legal fees	6,694.63

Total for 5100 Office/General Administrative Expenses

\$101,281.96

5200 Contracts

5205 Elevator Contract	36,980.94
5210 Window Cleaning	6,222.88
5215 HVAC Chiller Treatments	10,614.23
5230 Janitorial Service	138,105.41
5235 Other Miscellaneous Service Cost	20.00

Total for 5200 Contracts

\$191,943.46

5300 Repairs and Maintenance

5310 Lighting Repairs	\$0.00
5315 Painting - CAM	993.75
5317 Asphalt Repairs/Replace	439.02
5320 Repairs & Maintenance	0.00
5321 Pest Control	86,390.68
5322 Life & Safety	379.00
5325 Flooring-Billable	21,789.41
5330 Plumbing	2,155.87
5335 HVAC/Chiller Repairs	3,608.05
	51,054.71

Total for 5300 Repairs and Maintenance

\$166,810.49

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	TOTAL
5500 Payroll	
5510 Administrative Payroll	\$0.00
5520 Maintenance Payroll	59,818.56
5530 Payroll Taxes	102,632.39
5540 Employee benefits	15,908.66
Total for 5500 Payroll	8,026.40
	\$186,386.01
5600 Utilities	
5605 Garbage Service	28,107.18
5610 Water & sewer	63,018.23
5615 Phone service	16,058.77
5625 Electricity	342,534.90
5630 Gas	12,670.51
Total for 5600 Utilities	\$462,389.59
5700 Tax and Insurance	
5710 Property insurance	43,304.00
5730 Property taxes	134,449.61
Total for 5700 Tax and Insurance	\$177,753.61
Total for 5000 CAM Expenses	\$1,286,565.12
6000 Non Billable Expenses	
6100 Advertising & Marketing	14,440.47
6200 Non Billable Repairs	
6205 Contract labor	0.00
6215 Locks and Keys	8,427.83
6225 Supplies & Materials	0.00
Total for 6200 Non Billable Repairs	\$8,427.83
Total for 6000 Non Billable Expenses	\$22,868.30
Taxes paid	
5715 Sales tax expense	117,230.28
Total for Taxes paid	\$117,230.28
Total for Expenses	\$1,426,663.70
Net Operating Income	\$2,725,580.23