

Kish 3030 LLC

Profit and Loss

January 1-December 31, 2024

TOTAL

Income

4100 Commercial Rent	3,420,773.69
4405 Admin Fee	1,855.56
4407 Cleaning Fee	25,476.94
4409 Damage Fee	1,369.70
4440 Application Fee	45.00
4460 Late Fee	10,540.91
4471 Parking Fees	157,926.30
4491 CAM Fees	121,849.00
4998 Sales Tax Collected	16,653.33
4999 Interest Income	3,748.00
Total for Income	\$3,760,238.43

Gross Profit

\$3,760,238.43

Expenses

5000 CAM Expenses

5100 Office/General Administrative Expenses

5105 Bank Charges	1,263.40
5110 Business licenses	2,760.00
5115 Management Fees	72,000.00
5120 Accounting fees	12,940.00
5122 Office supplies	418.60
5125 Property Software	3,585.69
5130 Signage	2,118.67
5135 Legal fees	4,232.40

Total for 5100 Office/General Administrative Expenses

\$99,318.76

5200 Contracts

5205 Elevator Contract	37,039.70
5210 Window Cleaning	17,950.00
5215 HVAC Chiller Treatments	13,450.49
5216 HVAC Contract	4,140.08
5218 Contract Labor-Billable	0.00
5220 Security Patrol	11,599.00
5226 Repair & Maintenance	2,903.29
5230 Janitorial Service	150,731.86
5231 Landscape Contract	2,960.00
5235 Other Miscellaneous Service Cost	0.00

Total for 5200 Contracts

\$240,774.42

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5300 Repairs and Maintenance	-\$11.61
5310 Lighting Repairs	1,541.90
5315 Painting - CAM	10,800.00
5320 Repairs & Maintenance	86,095.09
5322 Life & Safety	36,741.70
5325 Flooring-Billable	27,705.00
5330 Plumbing	7,146.19
5335 HVAC/Chiller Repairs	45,217.72
Total for 5300 Repairs and Maintenance	\$215,235.99
5500 Payroll	
5510 Administrative Payroll	52,020.96
5520 Maintenance Payroll	111,696.84
5530 Payroll Taxes	15,599.73
5540 Employee benefits	\$6,210.77
Health insurance & accident plans (deleted)	1,976.98
Total for 5540 Employee benefits	\$8,187.75
Total for 5500 Payroll	\$187,505.28
5600 Utilities	
5605 Garbage Service	33,995.34
5610 Water & sewer	49,784.04
5615 Phone service	11,062.60
5625 Electricity	438,401.01
5630 Gas	15,779.18
Total for 5600 Utilities	\$549,022.17
5700 Tax and Insurance	
5710 Property insurance	49,447.00
5720 Land Use and Zoning	4,378.00
5730 Property taxes	37,817.76
Total for 5700 Tax and Insurance	\$91,642.76
Total for 5000 CAM Expenses	\$1,383,499.38
6000 Non Billable Expenses	
6100 Advertising & Marketing	\$1,251.87
6120 Commissions & fees	31,073.55
Total for 6100 Advertising & Marketing	\$32,325.42
6200 Non Billable Repairs	
6205 Contract labor	0.00
6215 Locks and Keys	6,499.42
6225 Supplies & Materials	0.00
Total for 6200 Non Billable Repairs	\$6,499.42
Total for 6000 Non Billable Expenses	\$38,824.84
Legal & accounting services	6,250.00
Office Supplies	203.87

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	TOTAL
Taxes paid	
5715 Sales tax expense	110,318.31
Payroll taxes	1,599.27
Total for Taxes paid	\$111,917.58
Total for Expenses	\$1,540,695.67
Net Operating Income	\$2,219,542.76