



Evaland Pty Ltd
 724A Station Street
 BOX HILL VIC 3128

30/06/2021
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 Rebecca Mathew

Financial Statement for the period 01/07/2020 to 30/06/2021

RE: 720 Station Street, BOX HILL, VIC, 3128

Manager

Landlord	Y.T.D.	July	August	September	October	November	December	January	February	March	April	May	June
Revenue													
402.777 Deferred Rent	\$965.94	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$160.99	\$160.99	\$0.00	\$321.98	\$160.99	\$160.99
444.8 Fire Protection	\$240.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$180.00	\$0.00	\$0.00	\$0.00	\$0.00	\$60.00
444.26 GST on Council Rates	\$731.83	\$0.00	\$0.00	\$183.13	\$0.00	\$0.00	\$182.90	\$0.00	\$182.90	\$0.00	\$0.00	\$182.90	\$0.00
444.777 GST on Deferred Rent	\$96.60	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$16.10	\$16.10	\$0.00	\$32.20	\$16.10	\$16.10
444.28 GST on Fire Protection	\$24.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$18.00	\$0.00	\$0.00	\$0.00	\$0.00	\$6.00
444.30 GST on Insurance	\$150.99	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$150.99	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
444.01 GST on Rent	\$7,704.28	\$0.00	\$0.00	\$1,318.78	\$0.00	\$0.00	\$2,554.20	\$638.55	\$638.55	\$0.00	\$1,277.10	\$638.55	\$638.55
444.666 GST on Rent Deferral	-\$901.56	\$0.00	\$0.00	-\$441.80	\$0.00	\$0.00	-\$459.76	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
444.333 GST on Rent Waived	-\$901.56	\$0.00	\$0.00	-\$441.80	\$0.00	\$0.00	-\$459.76	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
444.29 GST on Water Rates	\$440.95	\$0.00	\$0.00	\$278.24	\$0.00	\$0.00	\$56.57	\$0.00	\$0.00	\$0.00	\$56.96	\$0.00	\$49.18
402. Rent	\$77,042.82	\$0.00	\$0.00	\$13,187.82	\$0.00	\$0.00	\$25,542.00	\$6,385.50	\$6,385.50	\$0.00	\$12,771.00	\$6,385.50	\$6,385.50
402.666 Rent Deferral	-\$9,015.48	\$0.00	\$0.00	-\$4,417.92	\$0.00	\$0.00	-\$4,597.56	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
402.333 Rent Waived	-\$9,015.48	\$0.00	\$0.00	-\$4,417.92	\$0.00	\$0.00	-\$4,597.56	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
407. Council Rates	\$7,318.25	\$0.00	\$0.00	\$1,831.25	\$0.00	\$0.00	\$1,829.00	\$0.00	\$1,829.00	\$0.00	\$0.00	\$1,829.00	\$0.00
406. Insurance	\$1,509.88	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,509.88	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
408. Water Rates	\$4,409.51	\$0.00	\$0.00	\$2,782.38	\$0.00	\$0.00	\$565.67	\$0.00	\$0.00	\$0.00	\$569.64	\$0.00	\$491.82
	\$80,800.97	\$0.00	\$0.00	\$9,862.16	\$0.00	\$0.00	\$22,276.57	\$7,399.14	\$9,213.04	\$0.00	\$15,028.88	\$9,213.04	\$7,808.14
Expenses													
540.03 Fire Protection	-\$240.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$180.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$60.00
545. Council Rates	-\$7,318.25	\$0.00	\$0.00	-\$1,831.25	\$0.00	\$0.00	-\$1,829.00	\$0.00	-\$1,829.00	\$0.00	\$0.00	-\$1,829.00	\$0.00
546. Water Rates	-\$4,409.51	\$0.00	\$0.00	-\$2,782.38	\$0.00	\$0.00	-\$565.67	\$0.00	-\$565.67	\$0.00	-\$569.64	\$0.00	-\$491.82
607.11 Renewal of Lease Fee	-\$3,831.30	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$3,831.30	\$0.00	\$0.00	\$0.00	\$0.00
500. Commission on Rental	-\$2,099.18	\$0.00	\$0.00	-\$152.34	\$0.00	\$0.00	-\$572.12	-\$229.12	-\$229.12	\$0.00	-\$458.24	-\$229.12	-\$229.12
520. Administration Fee	-\$19.95	\$0.00	\$0.00	-\$2.85	\$0.00	\$0.00	-\$2.85	-\$2.85	-\$2.85	\$0.00	-\$2.85	-\$2.85	-\$2.85
512. GST	-\$1.96	\$0.00	\$0.00	-\$0.28	\$0.00	\$0.00	-\$0.28	-\$0.28	-\$0.28	\$0.00	-\$0.28	-\$0.28	-\$0.28
512.03 GST on Commission on Rental	-\$209.90	\$0.00	\$0.00	-\$15.24	\$0.00	\$0.00	-\$57.20	-\$22.91	-\$22.91	\$0.00	-\$45.82	-\$22.91	-\$22.91
590.101 Disclosure Statement	-\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
590.22 Preparation of Lease	-\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$250.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
740.08 GST	-\$457.13	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$50.00	-\$18.00	-\$383.13	\$0.00	\$0.00	\$0.00	-\$6.00

9209.095
 330.495



Evaland Pty Ltd
 724A Station Street
 BOX HILL VIC 3128

30/06/2021
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 Rebecca Mathew

Financial Statement for the period 01/07/2020 to 30/06/2021 Receipts & Expenditure Statement

Manager

RE: 720 Station Street, BOX HILL, VIC, 3128

Y.T.D. July August September October November December January February March April May June

	July	August	September	October	November	December	January	February	March	April	May	June
Landlord Expenses												
102. Distribution to Owner	-\$19,087.18	\$0.00	-\$4,784.34	\$0.00	\$0.00	-\$3,577.12	-\$453.16	-\$6,298.59	\$0.00	-\$1,076.83	-\$2,084.16	-\$812.98
	-\$61,713.79	\$0.00	-\$5,077.82	\$0.00	\$0.00	-\$18,699.45	-\$6,945.98	-\$2,914.45	\$0.00	-\$13,952.05	-\$7,128.88	-\$6,995.16
	-\$61,713.79	\$0.00	-\$5,077.82	\$0.00	\$0.00	-\$18,699.45	-\$6,945.98	-\$2,914.45	\$0.00	-\$13,952.05	-\$7,128.88	-\$6,995.16
GST Summary												
GST Received	\$7,345.53	\$0.00	\$896.55	\$0.00	\$0.00	\$2,025.14	\$672.65	\$837.55	\$0.00	\$1,366.26	\$837.55	\$709.83
GST Paid	-\$668.99	\$0.00	-\$15.52	\$0.00	\$0.00	-\$107.48	-\$41.19	-\$406.32	\$0.00	-\$46.10	-\$23.19	-\$29.19
	\$6,676.54	\$0.00	\$881.03	\$0.00	\$0.00	\$1,917.66	\$631.46	\$431.23	\$0.00	\$1,320.16	\$814.36	\$680.64
Owner Distribution												
Anthony Chan & Evaland Pty Ltd	\$61,713.79	\$0.00	\$5,077.82	\$0.00	\$0.00	\$18,699.45	\$6,945.98	\$2,914.45	\$0.00	\$13,952.05	\$7,128.88	\$6,995.16
	\$61,713.79	\$0.00	\$5,077.82	\$0.00	\$0.00	\$18,699.45	\$6,945.98	\$2,914.45	\$0.00	\$13,952.05	\$7,128.88	\$6,995.16