



If undeliverable, please return to:
GPO Box 4753, Melbourne VIC 3001

03 July 2021

Jennifer Browne
6 Kingview Place
MERNDA VIC 3754

Dear Jennifer,

Re: Monthly Income and Expenditure Summary - 30 June 2021

Thank you for joining us for another financial year!

It has been another challenging year as the pandemic continued to influence the real estate market and our operating conditions. We've adapted to the changing environment and continue to focus on delivering sales and property management services to you.

We hope that you and those close to you are all well and looking forward to next year. Fingers crossed the new financial year will be less impacted.

We've prepared an annual summary for the past financial year which details all the relevant financial information you need to know.

Let me know if you have any questions or if there's anything else I can do to help you.

Kind regards,

Daniel Roiko
Property Manager
07 3452 9651
daniel.roiko@little.com.au



MONTHLY INCOME AND EXPENDITURE SUMMARY

FINANCIAL YEAR JULY 2020 TO JUNE 2021

Jennifer Browne

29 Glorious Promenade, REDBANK PLAINS, QLD, 4301

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Year Total	Last Year
Income														
Compensation	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	370.00
Rental Collection	1,240.00	1,240.00	1,240.00	1,860.00	1,240.00	1,240.00	1,240.00	1,240.00	1,240.00	1,860.00	1,240.00	1,240.00	16,120.00	16,120.00
Utility - Water Usage	0.00	82.98	0.00	0.00	68.93	0.00	0.00	93.25	0.00	0.00	0.00	0.00	245.16	326.08
	1,240.00	1,322.98	1,240.00	1,860.00	1,308.93	1,240.00	1,240.00	1,333.25	1,240.00	1,860.00	1,240.00	1,240.00	16,365.16	16,816.08

Expenses

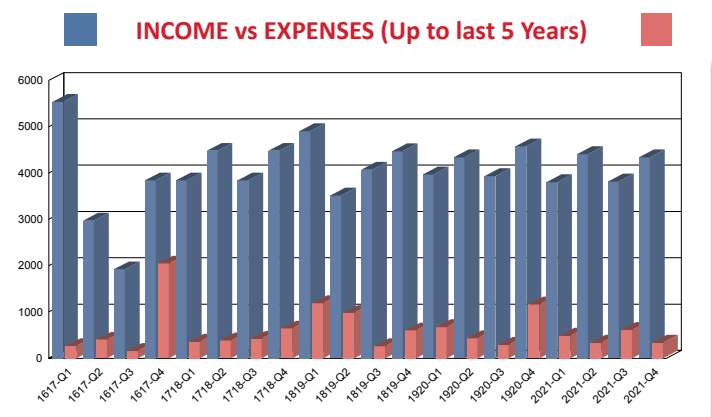
Agency Fees	-95.48	-95.48	-95.48	-143.22	-95.48	-95.48	-95.48	-95.48	-95.48	-143.22	-95.48	-95.48	-1,241.24	-1,241.24
EOFY Statement Fee	-22.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-22.00	-22.00
Fire Protection	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-186.50
Lease Renewal Fees	0.00	0.00	-177.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-177.80	-177.80
Pest Control	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-370.00
Plumbing	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-553.64
Utility - Water	0.00	0.00	0.00	0.00	0.00	0.00	-325.90	0.00	0.00	0.00	0.00	0.00	-325.90	0.00
	-117.48	-95.48	-273.28	-143.22	-95.48	-95.48	-421.38	-95.48	-95.48	-143.22	-95.48	-95.48	-1,766.94	-2,551.18

Distribution of Funds

Owner Payment	-1,122.52	-1,227.50	-966.72	-1,716.78	-1,213.45	-1,144.52	-818.62	-1,237.77	-1,144.52	-1,716.78	-1,144.52	-1,144.52	-14,598.22	-14,264.90
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** Carried Forward 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00

** Please note, the carried forward amount shown relates to uncleared funds and/or invoice pending payment



RENT INCREASE HISTORY

Effective Date	Annual Increase	Percentage Increase
14/02/2017	262.80	1.58%

