265 N. San Anselmo Avenue, San Bruno

2025 Profit & Loss Statement

January 1 – December 31, 2025

Income

Description	2025 Amount
Apartment rental income	$142,200.00
Laundry income	$2,589.60
Total Operating Income	**$144,789.60**

Operating Expenses

Description	2025 Amount
Property management	$8,532.00
Janitorial / cleaning	$1,500.00
Electricity and gas	$3,036.92
Water	$3,986.88
Garbage and recycling	$1,976.04
Pest control	$1,449.00
Repairs	$361.71
HVAC	$375.00
Equipment service / maintenance	$203.09
Plumbing	$295.00
Inspections	$400.00
Licenses	$71.00
Insurance premium reimbursement	($195.65)
Property taxes — assumed annual amount	$17,679.10
Property insurance *estimated	$5,000.00
Total Operating Expenses	**$44,670.09**

Net Operating Income

Description	2025 Amount
Net Operating Income (NOI)	**$100,119.51**