



SUNSET CTS 14459

39 Kirkland Avenue Coorparoo QLD 4151

BALANCE SHEET

AS AT 18 MARCH 2025

	ACTUAL 18/03/2025	ACTUAL 28/02/2025
<u>OWNERS FUNDS</u>		
Administrative Fund	11,932.79	6,921.22
Sinking Fund	39,975.82	37,140.82
<u>TOTAL</u>	<u>\$ 51,908.61</u>	<u>\$ 44,062.04</u>
<u>THESE FUNDS ARE REPRESENTED BY</u>		
<u>CURRENT ASSETS</u>		
Cash At Bank	53,177.48	53,535.91
<u>TOTAL ASSETS</u>	<u>53,177.48</u>	<u>53,535.91</u>
<u>LIABILITIES</u>		
Levies In Advance	1,268.87	9,473.87
<u>TOTAL LIABILITIES</u>	<u>1,268.87</u>	<u>9,473.87</u>
<u>NET ASSETS</u>	<u>\$ 51,908.61</u>	<u>\$ 44,062.04</u>



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STATEMENT OF INCOME AND EXPENDITURE

FOR THE PERIOD 01 MARCH 2025 TO 18 MARCH 2025

	ACTUAL	BUDGET	ACTUAL
	01/03/25-18/03/25	01/03/25-28/02/26	01/03/24-28/02/25
<u>ADMINISTRATIVE FUND</u>			
<u>INCOME</u>			
Levies - Administrative Fund	5,670.00	22,680.00	21,330.00
<u>TOTAL ADMIN. FUND INCOME</u>	5,670.00	22,680.00	21,330.00
<u>EXPENDITURE - ADMIN. FUND</u>			
Bank Charges	0.00	70.00	67.30
Electricity	0.00	800.00	201.96
Gardening	198.00	2,500.00	2,233.00
Insurance	0.00	11,100.00	10,164.00
Insurance Work Cover	0.00	200.00	200.00
R & M - Building / General	0.00	900.00	900.00
R & M - Electrical	0.00	330.00	357.50
R & M - Fire Control	61.60	400.00	61.60
R & M - Pest Control	0.00	740.00	868.00
Reports	0.00	920.00	0.00
Strata Management Fees	150.03	1,818.00	1,767.96
Strata Management Admin/Other	211.27	1,095.00	1,096.16
Strata Management Disbursement	37.53	513.00	453.78
Strata Management Extra Servs	0.00	1,000.00	544.17
<u>TOTAL ADMIN. EXPENDITURE</u>	658.43	22,386.00	18,915.43
<u>SURPLUS / DEFICIT</u>	\$ 5,011.57	\$ 294.00	\$ 2,414.57
Opening Admin. Balance	6,921.22	6,921.22	4,506.65
<u>ADMINISTRATIVE FUND BALANCE</u>	\$ 11,932.79	\$ 7,215.22	\$ 6,921.22



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	ACTUAL	BUDGET	ACTUAL
	01/03/25-18/03/25	01/03/25-28/02/26	01/03/24-28/02/25
<u>SINKING FUND</u>			
<u>INCOME</u>			
Levies - Sinking Fund	2,835.00	11,520.00	11,070.00
<u>TOTAL SINKING FUND INCOME</u>	2,835.00	11,520.00	11,070.00
<u>EXPENDITURE - SINKING FUND</u>			
Sinking Fund Report	0.00	0.00	738.00
<u>TOTAL SINK. FUND EXPENDITURE</u>	0.00	0.00	738.00
<u>SURPLUS / DEFICIT</u>	\$ 2,835.00	\$ 11,520.00	\$ 10,332.00
Opening Sinking Fund Balance	37,140.82	37,140.82	26,808.82
<u>SINKING FUND BALANCE</u>	\$ 39,975.82	\$ 48,660.82	\$ 37,140.82