

Amber Court Management (No 4) Limited

Income and Expenditure Account

Income:

Service Charges receivable from tenants

Service Charges	5,760.00	8,480.00	9,200.00	10,000.00	10,800.00
Additional income	550.00				
Total Income	6,310.00	8,480.00	9,200.00	10,000.00	10,800.00

Interest receivable	0.58	14.07	39.45	151.28	288.87
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Total income	6,310.58	8,494.07	9,239.45	10,151.28	11,088.87
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Expenditure:

Repairs and Maintenance:

Maintenance - electrical	560.00				
Maintenance - redecoration	260.00				
Maintenance - building	778.35	1,515.90	610.00	3,246.00	478.99
Maintenance - roof					
Fly-tipping/vandalism		102.00	135.00	90.00	240.00
Internal Cleaning	709.50	646.00	585.00	585.00	585.00
	2,307.85	2,263.90	1,330.00	3,921.00	1,303.99

Grounds Maintenance:

Grounds maintenance	1,170.00	1,230.00	1,735.00	1,210.00	1,320.00
Site maintenance					750.00
Communal electricity	82.48	214.86	263.11	289.91	283.36
	1,252.48	1,444.86	1,998.11	1,499.91	2,353.36

Professional Fees:

Accounts	546.00	600.00	720.00	720.00	720.00
Management Fees	1,440.00	1,500.00	1,564.80	1,680.00	1,776.00
Professional Fees - fire risk assessments		300.00		300.00	46.86
	1,986.00	2,400.00	2,284.80	2,700.00	2,542.86

Insurance

Buildings	800.46	717.25	753.90	839.03	851.02
Directors & Officers	62.05	85.15	176.83	202.28	213.53
Rebuild Cost Assessment			180.00		
	862.51	802.40	1,110.72	1,041.31	1,064.55

General Expenses:

Companies House Fee	13.00	13.00	13.00	13.00	13.00
Bank Charges	58.50				
Sundry	47.95	26.04	34.00	12.00	34.00
	119.45	39.04	47.00	25.00	47.00

Total Expenditure	6,528.29	6,950.20	6,770.63	9,187.22	7,311.76
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Surplus/(deficit) at end of period	(217.71)	1,543.87	2,468.82	964.06	3,777.11
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To date 09/09/2025	Budget 31/12/2025	Per apartm
11,280.00	11,280.00	1,410.00
11,280.00	11,280.00	1,410.00
215.26	50.00	6.25
11,495.26	11,330.00	1,416.25
	500.00	62.50
	2,500.00	312.50
	800.00	100.00
180.00	200.00	25.00
465.00	700.00	87.50
645.00	4,700.00	587.50
1,010.00	1,450.00	181.25
	300.00	37.50
1,010.00	1,750.00	218.75
1,267.20	840.00	105.00
	1,900.80	237.60
	400.00	50.00
1,267.20	3,140.80	392.60
864.35	1,000.00	125.00
217.28	250.00	31.25
	200.00	25.00
1,081.63	1,450.00	181.25
34.00	48.00	6.00
29.75	60.00	7.50
37.50	55.00	6.88
101.25	163.00	20.38
4,105.08	11,203.80	1400.48
7,390.18	126.20	15.78

Estimate 31/12/2026	Per apartm	Estimate 31/12/2027	Per apartm	Estimate 31/12/2028	Per apartm	Estimate 31/12/2028	Per apartm
11,760.00	1,470.00	12,320.00	1,540.00	12,880.00	1,610.00	13,200.00	1,650.00
11,760.00	1,470.00	12,320.00	1,540.00	12,880.00	1,610.00	13,200.00	1,650.00
50.00	6.25	50.00	6.25	50.00	6.25	50.00	6.25
11,810.00	1,476.25	12,370.00	1,546.25	12,930.00	1,616.25	13,250.00	1,656.25
200.00	25.00	200.00	25.00	225.00	28.13	225.00	28.13
		1,200.00	150.00				
2,000.00	250.00	2,100.00	262.50	2,200.00	275.00	2,300.00	287.50
8,000.00	1,000.00						
220.00	27.50	240.00	30.00	260.00	32.50	260.00	32.50
725.00	90.63	750.00	93.75	800.00	100.00	850.00	106.25
11,145.00	1,393.13	4,490.00	561.25	3,485.00	435.63	3,635.00	454.38
1,500.00	187.50	1,600.00	200.00	1,700.00	212.50	1,800.00	225.00
350.00	43.75	400.00	50.00	450.00	56.25	500.00	62.50
1,850.00	231.25	2,000.00	250.00	2,150.00	268.75	2,300.00	287.50
840.00	105.00	840.00	105.00	840.00	105.00	840.00	105.00
2,016.00	252.00	2,112.00	264.00	2,217.60	277.20	2,328.48	291.06
		450.00	56.25			475.00	59.38
2,856.00	357.00	3,402.00	425.25	3,057.60	382.20	3,643.48	455.44
1,050.00	131.25	1,150.00	143.75	1,250.00	156.25	1,350.00	168.75
265.00	33.13	270.00	33.75	290.00	36.25	320.00	40.00
				250.00			
1,315.00	164.38	1,420.00	177.50	1,790.00	192.50	1,670.00	208.75
48.00	6.00	48.00	6.00	48.00	6.00	48.00	6.00
65.00	8.13	70.00	8.75	80.00	10.00	80.00	10.00
55.00	6.88	55.00	6.88	55.00	6.88	55.00	6.88
168.00	21.00	173.00	21.63	183.00	22.88	183.00	22.88
17,334.00	2166.75	11,485.00	1435.63	10,665.60	1301.95	11,431.48	1428.94
(5,524.00)	-690.50	885.00	110.63	2,264.40	283.05	1,818.52	227.32