

Tenancy Budget

PN100-203 - 100 Parnell Road - Level 2 Suite 3

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
24/25	Facade Maintenance	100	0.00	3.95	0.00
24/25	Common Area Maintenance	101	1575	3.95	62.21
24/25	Electricity - Common	11	46200	3.95	1,824.90
24/25	Common Cleaning	12	36655.04	3.95	1,447.87
24/25	Glass Cleaning	12GLASS	0.00	3.65	0.00
24/25	Stainless Steel Clean/Polish	12STEEL	0.00	3.95	0.00
24/25	Water	13	2772.22	5.06	140.27
24/25	Lift Maintenance	14	3427.2	3.95	135.37
24/25	Waste Collection Service	15	20172.73	3.95	796.82
24/25	Firealarm Monitoring	16	1089.77	3.95	43.05
24/25	Plant Room Charges	18	14175	3.95	559.91
24/25	Grounds Maint/Gardening/Lawn	19	4441.5	3.95	175.44
24/25	Common Area Worm Bins	20	0.00	3.95	0.00
24/25	Fire Alarm Testing	21	3327.66	3.95	131.44
24/25	Security Patrols	23	3443.96	3.95	136.04
24/25	Lights / elect Maintenance	30	6510	3.95	257.15
24/25	Annual Bldg Carbon Emissions	31	884.68	3.95	34.94
24/25	Pest Control	33	5796	3.95	228.94
24/25	Building Access Controls	35	34802.46	3.95	1,374.70
24/25	Sanitary Units	36	3875	3.95	153.06
24/25	Lift/Fire Phone Charge	37	412.65	3.95	16.30
24/25	Fire Evacuation Cost	41	467.46	3.95	18.46
24/25	Annual IQP Lift Inspection	45	220.5	3.95	8.71
24/25	Fire System Survey	47	0.00	3.95	0.00
24/25	Bathrooms/Unblocking of Drains	49	1312.5	3.95	51.84
24/25	Graffiti Removal	50	210	3.95	8.30
24/25	Emergency Lighting	52	4564.97	3.95	180.32
24/25	Cleaning Consumables	54	9136.79	3.95	360.90
24/25	Sprinkler Testing	57	651.42	3.95	25.73
24/25	Riser Main Testing	59	1241.1	3.95	49.02
24/25	Water Backflow Testing	60	1001.7	3.95	39.57
24/25	BWOF Signage & Passives Checks	61	2009.07	3.95	79.36
24/25	Waste Water Charge	62	8818.4	5.06	446.21
24/25	Fire System Maintenance	63	3202.5	3.95	126.50
24/25	Fire System Callouts	64	0.00	3.95	0.00
24/25	Management Fee	65	61521.6	3.95	2,430.10
24/25	Access Controlled Doors	66	601.02	3.95	23.74
24/25	Roller Door Maintenance	68	115.5	3.95	4.56
24/25	BMS Maintenance	72	1890	3.95	74.66
24/25	Sump Pump Testing	77	0.00	3.95	0.00
24/25	Issue Building WOF	80	298.28	3.95	11.78

24/25	Car Stacker Maintenance	82	142581.1	3.95	5,631.95
24/25	Auckland Council WOF Fee	84	143.35	3.95	5.66
24/25	Solar Panel Maintenance	88	0.00	3.95	0.00
24/25	GreenWall Maintenance	90	4215.75	3.95	166.52
24/25	Annual Anchor Certification	92	2622.9	3.95	103.60
24/25	Gutter Clean	94	1050	3.95	41.48

Opex (charged monthly) Approximate ex GST (annual est. total) 17,407.38

24/25	Rates (split to quarterly)	28			6,837.77
24/25	Insurance (charged annually)	29			3,025.62

TOTAL exclusive GST 27,270.77