

Tenancy Budget

K150-401 - 401/150 Karangahape Road

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
23/24	Common Area Maintenance	101	1500	3.58	53.70
23/24	Electricity - Common	11	31030.4	3.58	1,110.89
23/24	Common Cleaning	12	38686.02	3.58	1,384.96
23/24	Glass Cleaning	12GLASS	5082.12	3.58	181.94
23/24	Stainless Steel Clean/Polish	12STEEL	2225	3.58	79.66
23/24	Annual External Building Wash	12WASH	4854	3.58	173.77
23/24	Water	13	2576.69	4.65	119.82
23/24	Lift Maintenance	14	4200	3.58	150.36
23/24	Waste Collection Service	15	20982.84	3.58	751.19
23/24	Firealarm Monitoring	16	887.88	3.58	31.79
23/24	Plant Room Charges	18	7486.45	3.58	268.01
23/24	Grounds Maint/Gardening/Lawn	19	4501.2	3.58	161.14
23/24	Common Area Worm Bins	20	0.00	3.58	0.00
23/24	Fire Alarm Testing	21	2011.56	3.58	72.01
23/24	Security Patrols	23	6700.04	3.58	239.86
23/24	Lights / elect Maintenance	30	2000	3.58	71.60
23/24	Annual Bldg Carbon Emissions	31	336.14	3.58	12.03
23/24	Pest Control	33	3030	3.58	108.47
23/24	Building Access Controls	35	14048.88	3.58	502.95
23/24	Lift/Fire Phone Charge	37	36	3.58	1.29
23/24	Fire Evacuation Cost	41	445.2	3.58	15.94
23/24	Fire/hose Extng Main	44	0.00	3.58	0.00
23/24	Annual IQP Lift Inspection	45	570	3.58	20.41
23/24	Bathrooms/Unblocking of Drains	49	150	3.58	5.37
23/24	Graffiti Removal	50	1980	3.58	70.88
23/24	Emergency Lighting	52	3900	3.58	139.62
23/24	Cleaning Consumables	54	480	3.58	17.18
23/24	Riser Main Testing	59	1039.44	3.58	37.21
23/24	Water Backflow Testing	60	1431	3.58	51.23
23/24	BWOF Signage & Passives Checks	61	630.6	3.58	22.58
23/24	Waste Water Charge	62	8622.75	4.65	400.96
23/24	Fire System Maintenance	63	3440	3.58	123.15
23/24	Fire System Callouts	64	0.00	3.58	0.00
23/24	Management Fee	65	43474.42	3.58	1,556.38
23/24	Access Controlled Doors	66	514.8	3.58	18.43
23/24	Roller Door Maintenance	68	1600	3.58	57.28
23/24	Sump Pump Testing	77	0.00	3.58	0.00
23/24	Issue Building WOF	80	284.06	3.58	10.17
23/24	Car Stacker Maintenance	82	70250.8	3.58	2,514.98
23/24	Auckland Council WOF Fee	84	136.52	3.58	4.89
23/24	Solar Panel Maintenance	88	0.00	3.58	0.00

23/24	Automated Window Control	89	0.00	3.58	0.00
23/24	Annual Anchor Certification	92	1049	3.58	37.55
23/24	Gutter Clean	94	500	3.58	17.90
Opex (charged monthly) Approximate ex GST (annual est. total)					10,597.55
24/25	Rates (split to quarterly)	28			5,837.40
24/25	Insurance (charged annually)	29			3,645.93
TOTAL exclusive GST					20,080.88