

**Waterbridge 5 Assoc
Sunrise, FL**

**Financial Statement
March 2025**

**Prepared For
The Board Of Directors**

By:

**USA Management
9000 Sheridan St, Suite166
Pembroke Pines, FL 33024**

Water Bridge 5 Assoc Inc.

Balance Sheet

As of March 31, 2025

	Mar 31, 25
ASSETS	
Current Assets	
Checking/Savings	
BOA-Laundry Acct (6589)	3,828.11
BOA Investment Acct (4828)	41,692.86
Truist Operating Ac	12,450.05
Total Checking/Savings	57,971.02
Accounts Receivable	
Accounts Receivable	17,749.50
Total Accounts Receivable	17,749.50
Total Current Assets	75,720.52
TOTAL ASSETS	75,720.52
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	214.12
Total Accounts Payable	214.12
Other Current Liabilities	
Reserves	50,484.55
Total Other Current Liabilities	50,484.55
Total Current Liabilities	50,698.67
Total Liabilities	50,698.67
Equity	
Retained Earnings	18,306.00
Net Income	6,715.85
Total Equity	25,021.85
TOTAL LIABILITIES & EQUITY	75,720.52

Water Bridge 5 Assoc Inc.
Profit & Loss Budget Performance

March 2025

	Mar 25	Budget	Jan - Mar 25	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Application Fees	0.00	50.00	300.00	150.00	600.00
Intrest	0.35		1.37		
Late Fees	150.00	62.50	475.00	187.50	750.00
Laundry Income	150.00	166.67	370.00	499.97	2,000.00
Maintenance Income	9,100.00	9,450.00	28,000.00	28,350.00	113,400.00
Total Income	9,400.35	9,729.17	29,146.37	29,187.47	116,750.00
Expense					
Administrative					
Legal Fees	0.00	83.33	0.00	250.03	1,000.00
Licence & Permits	0.00	26.67	458.00	79.97	320.00
Master Association	864.00	896.00	2,592.00	2,688.00	10,752.00
Office Supplies	18.50	16.67	57.72	49.97	200.00
Property Management Fees	390.00	390.00	1,170.00	1,170.00	4,680.00
Screening	0.00	25.00	140.00	75.00	300.00
Yearend Tax Return	300.00	31.25	300.00	93.75	375.00
Total Administrative	1,572.50	1,468.92	4,717.72	4,406.72	17,627.00
Building Repairs & Maint					
Building Supplies	0.00	16.67	0.00	49.97	200.00
ECOLo Order Control	196.00	28.33	294.00	85.03	340.00
Electrical Repairs	0.00	16.67	0.00	49.97	200.00
Elevator Monitoring	222.30		222.30		
Elevator Service / Repairs	100.00	166.67	1,084.00	499.97	2,000.00
Fire Safety	0.00	25.00	0.00	75.00	300.00
Irrigation Repairs	0.00	41.67	0.00	124.97	500.00
Janitorial	300.00	358.33	900.00	1,075.03	4,300.00
Landscaping and Groundskeeping	350.00	416.67	1,050.00	1,249.97	5,000.00
Laundry Maint Repairs	0.00	58.33	0.00	175.03	700.00
Misc	0.00	4.67	0.00	13.97	56.00
Non-Allocated Contingency Reser	0.00	1,900.00	0.00	5,700.00	22,800.00
Parking Lot Maint & Repairs	0.00	41.67	0.00	124.97	500.00
Pest Control	140.00	83.33	280.00	250.03	1,000.00
Repairs and Maintenance	0.00	250.00	0.00	750.00	3,000.00
Security Expense	21.75	25.00	87.00	75.00	300.00
Tree Trimming	0.00	95.83	0.00	287.53	1,150.00
Total Building Repairs & Maint	1,330.05	3,528.84	3,917.30	10,586.44	42,346.00
Insurance					
Insurance Expense	2,089.81	2,089.75	6,269.53	6,269.25	25,077.00
Total Insurance	2,089.81	2,089.75	6,269.53	6,269.25	25,077.00
Laundry Acct Dep	0.00	108.33	0.00	325.03	1,300.00
Utilities					
Electric	170.62	183.33	560.98	550.03	2,200.00
Elevator Telephone Expense	0.00	100.00	267.50	300.00	1,200.00
Water & Sewer	2,250.60	2,250.00	6,697.49	6,750.00	27,000.00
Total Utilities	2,421.22	2,533.33	7,525.97	7,600.03	30,400.00
Total Expense	7,413.58	9,729.17	22,430.52	29,187.47	116,750.00
Net Ordinary Income	1,986.77	0.00	6,715.85	0.00	0.00
Net Income	1,986.77	0.00	6,715.85	0.00	0.00