

Variance Report Added On : 12-13-2024

Crossings at Stanbridge		
Added By: Billie Schott	Status: Approved	
Month: October	Year: 2024	
Income for Month: \$209,043	Budgeted Income for Month: \$209,658	Favorable (Unfavorable) Income Variance: (\$615)
Expense for Month: \$96,839	Budgeted Expense for Month: \$85,613	Favorable (Unfavorable) Expense Variance: (\$11,226)
NOI Favorable (Unfavorable) Variance for Month: (\$11,841)	NOI Favorable (Unfavorable) Variance YTD: (\$33,864)	
Occupancy for the Month: 94%	Occupancy Budgeted: 96%	
<div>Summary:</div> <div>Current occupancy 94.67% vs 95.59% last year</div> <div>Move outs scheduled for December (1), January (0) and February (1)</div> <div>December occupancy projection 95%</div> <div>Occupancy is still holding well, traffic still consistent. Specials remain on the stale 2 BR. units along with staging, units show very nice. We continue contacting past leads and letting them know of availability and move in special. Email blast to current residents letting them know of resident referrals.</div> <div>Capital Projects – No capital projects currently. New hallway light fixtures (suggested and used by Towers) are in the process of being ordered, will install on 3rd floor once received.</div> <div>Pics of vacant apt. lobby and community room</div>		
Uploaded Variance Excel: View Variance Report Excel		
Uploaded Market Comp Excel: View Market Comp Excel		

