

## Variance Report Added On : 12-13-2024

Haverford Court		
Added By: Sharon Waples	Status: Approved	
Month: October	Year: 2024	
Income for Month: \$234,497	Budgeted Income for Month: \$234,736	Favorable (Unfavorable) Income Variance: (\$240)
Expense for Month: \$119,153	Budgeted Expense for Month: \$9,963	Favorable (Unfavorable) Expense Variance: \$19,519
NOI Favorable (Unfavorable) Variance for Month: (\$19,758)	NOI Favorable (Unfavorable) Variance YTD: (\$110,963)	
Occupancy for the Month: 93%	Occupancy Budgeted: 95%	
<p>Summary:</p> <p>Haverford Court ended October with an unfavorable NOI of \$239.54. Haverford Court was budgeted for \$234,736.08, but actual income was \$234,496.54. The unfavorable NOI is due to high vacancies.</p> <p>Total operating expenses for October were \$119,152.88, a increase of \$19,518.56. This is up from the budgeted amount of \$99,634.32. This was due to an increase in the following expenses.</p> <p>Adertising-A.\$2,741.82 B.\$1240.58</p> <p>Eviction Cost-.A.\$2641.24 B.\$318.17</p> <p>Eviction Cost-Legal- A.\$3668.04 B.\$1150.00</p> <p>Water-A.\$14,651.59 B.\$8,914.00</p> <p>Landscaping Contractor-A.\$2,727.15 B.\$0.00</p> <p>Painting Contractor-A.\$1,750.00 B.\$263.33</p> <p>Pool Contractor-A.\$2,494.00 B.\$0.00</p> <p>Future Plans:</p> <p>The office is hosting a Holiday Market in December.</p> <p>Looking at upgrading the cameras in the East and West building parking lots.</p> <p>MI: Oct-2 Nov-2 Dec-3</p> <p>MO: Oct-3 Nov-1 Dec-4</p>		
Uploaded Variance Excel: <a href="#">View Variance Report Excel</a>		
Uploaded Market Comp Excel: <a href="#">View Market Comp Excel</a>		

