

Property Statement



Statement period 1/1/2026 - 1/31/2026

Statement date 2/24/2026

Summary by property

	Kensington HOA	All properties
Beginning cash balance	\$34,673.10	\$34,673.10
+ Additions to cash		
Income	5,162.96	5,162.96
Owner contributions	0.00	0.00
Other additions	0.00	0.00
- Subtractions from cash		
Expenses	3,395.18	3,395.18
Owner draws	0.00	0.00
Other subtractions	0.00	0.00
Ending cash balance	\$36,440.88	\$36,440.88
- Adjustments		
Property reserve	0.00	0.00
Unpaid bills	188.57	188.57
Pending ePay payments	2,605.00	2,605.00
Available for payment	\$33,647.31	\$33,647.31

Income statement

	Kensington HOA	All properties
Income		
Association Fee Income	5,127.00	5,127.00
Convenience Fee Income	35.96	35.96
Total income	\$5,162.96	\$5,162.96
Expense		
Epay Convenience Fee Reimb	10.27	10.27
Landscaping	2,200.50	2,200.50
Management Fees	750.00	750.00
Postage & Mailings Expense	14.85	14.85
Repairs & Maintenance	105.30	105.30
Utilities	314.26	314.26
Total expenses	\$3,395.18	\$3,395.18
Net income	\$1,767.78	\$1,767.78

Property Statement



Statement period **1/1/2026 - 1/31/2026**
Statement date **2/24/2026**

Unpaid Bills

Property	Date	Vendor	Reference number	Description	Due date	Amount
Kensington HOA	1/29/2026	Weichert - SPM	Mailing	Kensington Assessment Letter	1/29/2026	188.57
Total						\$188.57