

Beach Getaways
23525 Perdido Beach Blvd
Orange Beach, AL 36561
Bill & Sharon Crew

Phoenix 5 Unit 1016
24400 Perdido Beach Blvd, AL 36561
01/01/2024 to 12/31/2024

Year End Report

1099	
Box 1 (Rents)	\$51,015.90
Box 3 (Other Income)	\$0.00
Total amount reported to the IRS	
\$51,015.90	

Summary Report

Overview		Income		Expenses	
Night Occupied	264	Gross Room Revenue ¹	\$51,015.90	Management Commission	\$9,182.84
Owner Nights	7	Total Income	\$51,015.90	Preventative Maintenance	\$708.00
Occupancy	72.13%			Maintenance	\$6,785.53
Guest Count	223			Total Expenses	\$16,676.37

Detailed Report

Reservations

Res#	Arrival	Departure	Nights	Gross Rent	Mgmt Comm	Net to Owner
128540	12/27/2023	01/01/2024	5	\$731.00	\$131.58	\$599.42
89982	01/01/2024	02/29/2024	59	\$5,295.00	\$953.10	\$4,341.90
137041	02/29/2024	03/04/2024	4	\$476.00	\$85.68	\$390.32
141740	03/07/2024	03/11/2024	4	\$654.00	\$117.72	\$536.28
142820	03/11/2024	03/14/2024	3	\$480.00	\$86.40	\$393.60
147929	03/14/2024	03/17/2024	3	\$344.00	\$61.92	\$282.08
130925	03/20/2024	03/24/2024	4	\$812.00	\$146.16	\$665.84
126502	03/24/2024	03/29/2024	5	\$1,630.00	\$293.40	\$1,336.60
141717	03/30/2024	04/05/2024	6	\$1,238.01	\$222.84	\$1,015.17
151349	04/05/2024	04/07/2024	2	\$237.00	\$42.66	\$194.34
153618	04/07/2024	04/12/2024	5	\$525.01	\$94.50	\$430.51
152194	04/12/2024	04/17/2024	5	\$528.01	\$95.04	\$432.97
140005	04/18/2024	04/21/2024	3	\$406.34	\$73.14	\$333.20
150181	04/22/2024	04/25/2024	3	\$315.01	\$56.70	\$258.31
146035	04/25/2024	05/01/2024	6	\$793.01	\$142.74	\$650.27
133224	05/01/2024	05/08/2024	7	\$983.01	\$176.94	\$806.07
135637	05/09/2024	05/13/2024	4	\$694.00	\$124.92	\$569.08
159396	05/13/2024	05/16/2024	3	\$0.00	\$0.00	\$0.00
155317	05/16/2024	05/19/2024	3	\$784.00	\$141.12	\$642.88
151654	05/20/2024	05/24/2024	4	\$973.01	\$175.14	\$797.87
140307	05/24/2024	05/27/2024	3	\$942.00	\$169.56	\$772.44
143993	05/28/2024	05/31/2024	3	\$863.01	\$155.34	\$707.67
162752	05/31/2024	06/03/2024	3	\$371.21	\$66.82	\$304.39
152421	06/03/2024	06/08/2024	5	\$1,917.00	\$345.06	\$1,571.94
142408	06/08/2024	06/13/2024	5	\$1,850.00	\$333.00	\$1,517.00
158658	06/13/2024	06/16/2024	3	\$1,100.41	\$198.07	\$902.34
148900	06/18/2024	06/23/2024	5	\$1,941.99	\$349.56	\$1,592.43
160622	06/23/2024	06/28/2024	5	\$1,855.37	\$333.97	\$1,521.40
165258	06/28/2024	06/30/2024	2	\$625.01	\$112.50	\$512.51
144323	06/30/2024	07/06/2024	6	\$2,449.01	\$440.82	\$2,008.19
166116	07/07/2024	07/10/2024	3	\$1,015.01	\$182.70	\$832.31
160825	07/11/2024	07/17/2024	6	\$2,282.00	\$410.76	\$1,871.24
159562	07/17/2024	07/24/2024	7	\$2,819.26	\$507.47	\$2,311.79

Res#	Arrival	Departure	Nights	Gross Rent	Mgmt Comm	Net to Owner
169744	07/25/2024	07/29/2024	4	\$1,436.40	\$258.55	\$1,177.85
162536	07/29/2024	08/06/2024	8	\$2,184.16	\$393.15	\$1,791.01
177115	08/08/2024	08/11/2024	3	\$585.91	\$105.46	\$480.45
174921	08/13/2024	08/16/2024	3	\$535.50	\$96.39	\$439.11
173873	08/16/2024	08/19/2024	3	\$533.41	\$96.01	\$437.40
163943	08/21/2024	08/26/2024	5	\$959.70	\$172.75	\$786.95
171849	08/30/2024	09/02/2024	3	\$670.96	\$120.77	\$550.19
156133	09/02/2024	09/09/2024	7	\$1,330.00	\$239.40	\$1,090.60
181253	09/14/2024	09/18/2024	4	\$494.54	\$89.02	\$405.52
182580	09/20/2024	09/22/2024	2	\$273.01	\$49.14	\$223.87
172520	09/27/2024	10/05/2024	8	\$1,308.00	\$235.44	\$1,072.56
184819	10/05/2024	10/06/2024	1	\$123.01	\$22.14	\$100.87
165249	10/06/2024	10/11/2024	5	\$1,093.42	\$196.82	\$896.60
166584	10/11/2024	10/15/2024	4	\$0.00	\$0.00	\$0.00
179325	10/15/2024	10/18/2024	3	\$478.80	\$86.18	\$392.62
186063	10/18/2024	10/21/2024	3	\$351.73	\$63.31	\$288.42
176533	11/26/2024	11/30/2024	4	\$727.66	\$130.98	\$596.68
Total Reservations			264	\$51,015.90	\$9,182.84	\$41,833.06

Expense

Date	Type	W.O #	Description	Charge
01/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
02/29/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
03/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
04/30/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
05/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
06/30/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
07/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
08/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
09/30/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
10/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
11/30/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
12/31/2024	Preventative Maintenance		Preventative Maintenance \$59.00	\$59.00
05/29/2024	Maintenance	27388820	Gulf Coast HVAC - Installed New Rheem Heat Pump System With Coil Coating. Made All Duct, Copper, Drain And Electrical Connections. Warranty Is 10 Yrs, 1 Yr Labor, 5 Yr Thermostat, And 5 Yr Condenser Coil Corrosion.	\$6,000.00
10/17/2024	Maintenance	29743632	Amazon - Dishwasher Spray Arm	\$35.19
11/13/2024	Maintenance	30331952	Dan's Coastal Plumbing - Service Call For Guest Toilet Leak. Tech Found Guest Toilet Leaking Into Unit Below And Master Shower Valve Was Continuously Running. Tech Pulled Guest Toilet, Replaced Wax Ring And Installed New Mixet Shower Valve. Tested Afterwards, Both Leaks Have Stopped for WO #30331952	\$427.84
12/31/2024	Maintenance	31253049	Gulf Coast HVAC - Service Call On 5/18 For AC No Cool. Checked System, Found Condenser Deteriorated And Half Of It Missing. Added 2 Lbs Of Freon To Help Cool. 72 Degrees In Unit, Renter Wants 70. Tech Recommends Installing New 2 Ton Heat Pump System. for WO #31253049	\$322.50
Total Expenses				\$7,493.53

Net Income (Income - Expense):	\$34,339.53
---------------------------------------	--------------------

¹Income item applied to Box 1 on 1099

³Income item applied to Box 3 on 1099