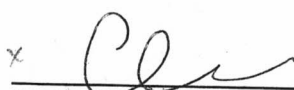


BELAIR GARDENS 富豪花園
STATEMENT OF FINANCIAL POSITION
財務狀況表 - 30.9.2021

		<u>UNAUDITED</u>	<u>31/12/2020</u>
		<u>HK\$</u>	<u>AUDITED</u>
			<u>HK\$</u>
NON-CURRENT ASSETS	非流動資產		
Plant & equipment	傢俬、機械和設備	98,210.50	74,410.50
Public utility deposits outward	公共按金	650,258.00	660,587.00
		<u>748,468.50</u>	<u>734,997.50</u>
CURRENT ASSETS	流動資產		
Inventories	存貨	12,263.60	27,864.90
Management fee income receivable	應收管理費	2,359,218.80	1,350,546.00
Other receivable	其他應收帳款	5,575.66	1,561,114.45
Amount due from the building manager	管理公司往來帳	231,719.36	368,719.45
Fixed deposits	銀行定期存款	39,339,632.79	37,254,742.99
Bank balance	銀行結餘	5,175,942.27	3,252,429.21
Cash in hand	現金結餘	15,000.00	15,000.00
		<u>47,139,352.48</u>	<u>43,830,417.00</u>
CURRENT LIABILITIES	流動負債		
Accrued expenses	應付款項	2,979,702.03	4,161,920.00
Amount due to the building manager	管理公司往來帳	-	-
Decoration deposits received	裝修按金	918,600.00	902,100.00
Debris removal deposits received	清泥頭按金	420,000.00	393,000.00
Management fee income received in advance	預繳管理費	533,518.00	328,303.00
Telecom station licence fee deposit received	電訊站按金	106,400.00	106,400.00
Temporary receipt	暫收款	-	-
Property tax payable	應付物業稅	179,802.00	164,304.00
		<u>5,138,022.03</u>	<u>6,056,027.00</u>
NET CURRENT ASSETS	淨流動資產	<u>42,001,330.45</u>	<u>37,774,390.00</u>
NET ASSETS	淨資產	<u>42,749,798.95</u>	<u>38,509,387.50</u>
BUILDING OWNERS' FUNDS	大廈業主資金分列		
Management fee deposits received	管理費按金	5,147,680.98	5,051,032.98
Public utility deposits received	公共水電按金	669,780.74	665,980.74
Sinking fund	維修基金	26,239,322.71	24,809,699.91
Accumulated surplus / (deficit) *	累積盈餘 / (赤字) *	10,693,014.52	7,982,673.87
TOTAL EQUITY	權益總額	<u>42,749,798.95</u>	<u>38,509,387.50</u>

For and on behalf of
 Belair Garden Management Co., Ltd.


 Authorised Signature
 31st October, 2021





ST11
 BELAIR GARDENS
 Accumulated Surplus / (Deficit) as at 30.9.2021

	BLOCK A	BLOCK B	BLOCK C	BLOCK D	BLOCK E	BLOCK F	BLOCK G	BLOCK H	BLOCK I	BLOCK J	BLOCK K	BLOCK L	BLOCK M	BLOCK N	DOM. TOTAL	CAR PARK	R.A.	COMMON AREAS	GRAND TOTAL
Balance as at 1/1/2020	1,227,845.24	1,172,572.74	1,179,366.25	1,188,385.07	1,140,351.21	1,152,831.23	1,138,504.07	1,176,451.11	1,180,066.59	1,206,308.63	1,050,065.36	1,089,054.03	1,173,252.24	1,169,548.25	16,245,404.02	907,601.26	2,348,252.92	1,805,110.97	22,725,797.66
Add: T/R from MGT Fee for the year 2020:	97,860.06	102,690.50	92,841.62	92,844.58	86,927.84	90,040.01	101,580.43	96,230.25	103,680.11	99,522.10	85,328.70	88,149.64	104,349.92	87,974.07	1,331,729.83	236,303.39	148,186.18	105,011.19	2,084,402.25
Balance as at 31/12/2020	1,325,605.30	1,275,063.24	1,272,208.87	1,281,229.65	1,229,289.05	1,242,871.24	1,240,084.50	1,272,681.36	1,283,746.70	1,305,730.73	1,136,294.06	1,177,203.67	1,277,602.16	1,257,522.32	17,577,133.85	1,143,904.65	2,496,439.10	1,910,122.16	24,809,699.91
Add: T/R from MGT Fee for the period 1/1/2021:	64,759.81	68,757.33	62,925.98	67,176.50	66,405.77	62,725.64	62,523.14	66,051.00	71,530.24	68,640.38	61,787.38	64,715.41	67,256.71	68,135.82	925,391.11	164,446.61	103,700.35	76,573.60	1,429,622.00
Balance as at 30/9/2021	1,390,365.11	1,343,820.57	1,335,134.85	1,348,406.15	1,295,694.82	1,305,596.88	1,302,607.64	1,338,732.36	1,355,276.94	1,374,371.11	1,200,081.44	1,241,919.08	1,344,858.87	1,325,658.14	18,502,524.96	1,309,352.26	2,600,139.35	1,986,695.76	26,429,242.11

Since 1 May 1998, a sinking fund has been established for the expenditure of major works of a capital nature and/or for exceptional costs, charges and expenses of or on the initial provision for and/or in respect of such contingencies as the Building Manager shall deem fit. Sinking fund contributions are calculated at 5%(2018-5%) on total expenditure before Building Manager's remuneration of Building.

ST11
 BELAIR GARDENS
 Accumulated Surplus / (Deficit) as at 30.9.2021

	BLOCK A	BLOCK B	BLOCK C	BLOCK D	BLOCK E	BLOCK F	BLOCK G	BLOCK H	BLOCK I	BLOCK J	BLOCK K	BLOCK L	BLOCK M	BLOCK N	DOM. TOTAL	COMM	CAR PARK	GRAND TOTAL
Balance as at 1/1/2020	(76,989.81)	669,510.01	777,664.23	433,994.23	140,211.39	301,573.95	(63,702.57)	(333,111.60)	323,462.40	(63,726.41)	(269,149.49)	(815,135.88)	514,728.57	856,523.10	2,390,852.12	(4,450.27)	2,688,375.02	5,044,776.87
Surplus/(Deficit) for the year 2020:	247,202.74	59,456.90	288,320.39	247,023.27	224,436.45	305,488.75	31,855.17	237,927.53	(18,053.60)	28,803.19	512,597.71	438,242.63	(224,441.34)	71,606.06	2,450,415.85	(509,957.89)	997,438.04	2,937,897.00
Balance as at 31/12/2020 and 1/1/2021:	170,212.93	728,966.91	1,060,984.62	681,017.50	364,647.84	607,012.70	(31,847.40)	(95,184.07)	305,408.80	(34,923.22)	243,448.22	(376,893.25)	290,287.23	928,129.16	4,841,267.97	(514,408.16)	3,655,814.06	7,982,673.87
Surplus/(Deficit) for the period 1/2021:	281,401.21	48,789.63	239,845.63	115,410.19	78,412.90	239,457.96	276,150.76	238,606.14	(99,403.62)	24,114.40	1,367.72	79,268.96	(71,796.55)	(90,590.65)	1,361,035.67	570,330.59	778,974.39	2,710,340.65
Balance as at 30/9/2021	451,614.14	777,756.54	1,300,830.25	796,427.69	443,060.74	846,470.66	244,303.36	143,422.07	205,005.18	(10,808.82)	244,815.94	(297,624.29)	218,490.67	837,538.51	6,202,303.64	55,922.43	4,434,788.45	10,693,014.52

ST11
BELAIR GARDENS
CARPARK
STATEMENT OF COMPREHENSIVE INCOME
(FORMERLY KNOWN AS INCOME STATEMENT)

(未經審核)
富豪花園
停車場
綜合收益表
(前稱收支報告表)

INCOME:	收入項目:	JAN.2021	FEB.2021	MAR.2021	APR.2021	MAY.2021	JUN.2021	JUL.2021	AUG.2021	SEP.2021	1-9/2021 TOTAL	1-9/2020 TOTAL
	AUDITED										HKS	HKS
MANAGEMENT FEE	管理費收入	499,656.00	499,656.00	499,656.00	499,656.00	499,656.00	499,656.00	499,656.00	499,656.00	499,656.00	4,496,904.00	4,496,904.00
BANK INTEREST INCOME	銀行利息收入	2,644.30	-	-	1,149.55	-	-	1,511.80	-	-	5,305.65	26,433.80
D.R.CHG.RECOVERED	泊車費收入	-	-	-	-	-	-	-	-	-	-	-
ELECTRICITY CHG. RECOVERED	電費收入	240.00	180.00	300.00	240.00	240.00	240.00	480.00	-	-	-	-
INSURANCE COMPENSATION	保險費撥備	-	-	-	-	-	-	-	-	240.00	2,160.00	3,050.00
LEGAL FEE RECOVERED	訴訟費收入	-	-	-	-	-	-	-	-	-	-	-
EMPLOYMENT SUPPORT SCHEME-WAGE SUBSIDIES	僱員薪酬-工資補貼	-	-	-	-	-	-	-	-	-	-	-
SUNDRY INCOME	什項收入	820.00	1,140.00	1,140.00	2,740.00	1,530.00	16,855.00	4,804.90	-	-	-	146,999.59
TELECOM STATION INCOME	電話站收入	14,350.00	14,350.00	14,350.00	14,350.00	14,350.00	14,350.00	14,350.00	14,350.00	14,350.00	129,150.00	129,150.00
LESS : PROPERTY TAX ON TELECOM INC.	業/收區物業稅	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(1,722.00)	(15,498.00)	(15,498.00)
		515,988.30	513,604.00	513,724.00	516,413.55	514,054.00	529,389.00	519,080.70	512,284.00	514,999.00	4,649,536.55	4,806,598.54
LESS : EXPENSES	支出項目:											
AUDIT FEE	核數費	-	-	-	-	-	-	-	-	-	-	-
CLEANING EXP.	清潔費	59,038.38	59,038.38	59,038.38	59,038.38	59,038.38	59,335.18	59,038.38	59,403.38	60,035.63	533,004.47	525,437.89
DEBRIS REMOVAL CHG.	清理雜費	2,165.90	937.50	1,426.25	1,390.00	1,525.15	1,497.50	1,586.90	1,746.09	1,423.75	13,701.04	16,014.93
DEPRECIATION	折舊	-	-	-	-	-	-	-	-	-	-	-
ELECTRICITY	電費	25,242.50	22,082.00	23,784.90	23,738.40	24,586.40	24,187.50	24,864.90	24,873.50	24,531.40	217,891.50	174,165.80
EMPLOYEE BENEFITS COST :	員工薪酬:											
SECURITY GUARDS' SALARIES	薪金-保安	63,329.67	60,792.34	66,969.03	61,529.31	62,294.49	63,071.12	65,189.38	66,377.06	62,955.86	572,508.26	556,862.90
SECURITY GUARDS' MPF	強積金-保安	2,283.77	1,917.74	2,083.61	2,010.80	1,925.38	2,616.35	2,274.10	2,203.50	2,020.63	19,335.88	22,279.75
WATCHMEN/CARETAKERS' SALARIES	薪金	64,624.32	64,947.35	64,564.91	64,326.28	64,444.83	64,676.26	64,786.83	66,547.21	61,501.40	580,419.39	582,864.71
WATCHMEN/CARETAKERS' MPF	強積金	2,491.95	2,501.28	2,482.14	2,470.22	2,475.04	2,487.73	2,492.30	2,492.78	2,501.23	22,394.67	24,317.71
FESTIVAL DECORATION	節日裝飾	-	-	-	10,130.00	-	-	-	-	-	10,130.00	15,635.00
FURNITURE, FIXTURE & EQUIPMENT	傢俬設備	-	-	1,934.30	155.00	-	-	-	-	-	2,089.30	2,220.00
GARDENING EXP / LANDSCAPE	園藝費	-	-	-	-	-	-	-	-	-	-	-
GOVERNMENT RENT	地稅	1,282.50	-	-	1,282.50	-	-	1,282.50	64.00	-	3,911.50	3,847.50
INSURANCE	保險費	20,944.27	-	-	-	389.33	-	140.65	-	-	21,474.25	18,149.34
LEGAL FEE	訴訟費	-	-	150.00	-	-	-	60.00	-	-	210.00	630.00
MGT OFFICE CHG.	管理處支出	12,139.66	11,173.66	11,173.66	11,173.66	5,847.66	11,173.66	11,173.66	11,173.66	11,173.66	96,202.94	109,257.29
PROFESSIONAL FEE	專業費用	-	-	-	-	-	-	-	-	-	-	-
REPAIRS, RENEWALS & MAINTENANCE CHG OF:	維修保養:											
CP EQUIPMENT	車場設備	3,438.00	3,438.00	9,238.00	16,763.00	19,303.00	9,238.00	3,438.00	34,888.00	3,438.00	103,182.00	52,883.20
DRAINAGE, WATER PIPES, PUMPS & ELEC. REPAIR WORKS	車場維修工程等等	234,889.80	33,693.75	117,463.85	63,562.00	122,159.40	189,545.80	70,739.75	81,169.20	40,796.10	954,019.65	1,235,134.73
DRAINAGE, WATER PIPES, PUMPS & ELEC. (KWONG LUEN)	車場維修費(廣聯月費)	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	50,062.50	50,062.50
FIRE FIGHTING SYSTEM	消防保養	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	13,500.00	13,500.00
LIFTS	升降機	-	-	-	-	-	-	-	-	-	-	-
SECURITY / CCTV SYSTEM	保安系統/閉路電視	133.33	8,533.33	133.33	133.33	4,483.33	133.33	133.33	133.33	133.33	13,949.97	37,699.97
SMATV SYSTEM	衛星電視	-	-	-	-	-	-	-	-	-	-	-
WALKIE TALKIE	無線電對講機	-	-	-	-	-	-	-	-	-	-	-
SECURITY CHG	保安費	-	-	-	-	-	-	-	-	-	-	-
SUNDRY EXPENSES	什項支出	1,038.95	821.93	14,835.78	808.07	2,964.80	1,236.27	6,361.93	23,892.88	1,759.06	53,719.67	15,353.72
TELEPHONE / BROADBAND	電話費/上網	313.73	332.68	333.68	308.55	358.63	308.58	357.63	333.75	333.78	2,981.01	2,996.45
TS ENERGY SAVING	TS 節能管	-	-	-	-	-	-	-	-	-	-	-
UNIFORM & LAUNDRY	制服及洗衣費	3,581.25	-	-	-	-	-	-	702.85	-	4,284.10	7,529.55
WATER FEE	水費	-	-	-	-	-	-	-	-	-	-	-
EXPENSES :	支出小計:	504,000.48	277,272.44	382,674.32	325,882.00	378,858.32	436,569.78	320,984.74	383,063.69	279,666.33	3,288,972.10	3,456,842.94
MANAGER'S REMUNERATION (5%)	經理費	25,200.02	13,863.62	19,133.72	16,294.10	18,942.92	21,828.49	16,049.24	19,153.18	13,983.32	164,448.61	173,342.13
TRANSFER TO SINKING FUND (5%)	撥入維修基金	25,200.02	13,863.62	19,133.72	16,294.10	18,942.92	21,828.49	16,049.24	19,153.18	13,983.32	164,448.61	173,342.13
APPORTIONMENT OF COMMON AREAS EXP.	公共地方費用分攤	29,107.07	27,954.30	32,125.97	27,679.45	27,326.51	27,356.00	27,236.14	27,525.30	26,472.04	252,692.84	247,354.72
REPAIRS	更換殘舊鐵窗	-	-	-	-	-	-	-	-	-	-	-
BAD DEBT / (WRITTEN BACK)	壞賬/(收回)	-	-	-	-	-	-	-	-	-	-	-
TOTAL EXPENSES	總支出	583,507.59	332,953.98	453,067.73	386,149.65	443,980.67	507,582.82	380,319.36	448,895.35	334,105.01	3,870,562.16	4,050,881.92
SURPLUS / (DEFICIT) FOR THE PERIOD	本期盈餘/(赤字)	(67,519.29)	180,650.02	60,656.27	130,263.90	70,073.33	21,806.18	138,761.34	63,388.65	180,893.99	778,974.39	745,716.62
FURTHER CONTRIBUTED BY OWNERS	赤字收入	-	-	-	-	-	-	-	-	-	-	-
RETAINED SURPLUS / (DEFICIT)	承上年度結存	3,655,814.06	3,588,294.77	3,768,944.79	3,829,601.06	3,959,864.96	4,029,938.29	4,051,744.47	4,190,505.81	4,253,894.46	3,655,814.06	2,658,375.02
ACCUMULATED SURPLUS / (DEFICIT)	累積盈餘/(赤字)	3,588,294.77	3,768,944.79	3,829,601.06	3,959,864.96	4,029,938.29	4,051,744.47	4,190,505.81	4,253,894.46	4,434,788.45	4,434,788.45	3,404,091.64

ST11 (未經審核)
BELAIR GARDENS 富豪花園
COMMON AREAS 屋村公共地方
(FORMERLY KNOWN AS ESTATE AREA)
STATEMENT OF COMPREHENSIVE INCOME 綜合收益表

INCOME:	收入項目:	JAN.2021	FEB.2021	MAR.2021	APR.2021	MAY.2021	JUN.2021	JUL.2021	AUG.2021	SEP.2021	1-9/2021 TOTAL	1-9/2020 TOTAL
											HK\$	HK\$
BANK INT. INC.	銀行利息收入	-	-	-	-	-	-	-	-	-	-	-
INSURANCE COMPENSATION	保險賠償	-	-	-	-	-	-	-	-	-	-	-
EMPLOYMENT SUPPORT SCHEME-WAGE SUB	保就業計劃-工資補貼	-	-	-	-	-	-	-	-	-	-	-
SUNDRY INCOME	什項收入	-	-	-	-	-	-	-	-	-	-	111,636.57
												111,636.57
LESS: EXPENSES	支出項目:											
AUDIT FEE	核數費	-	-	-	-	-	-	-	-	-	-	-
BANK CHARGES	銀行費用	866.50	870.00	1,542.50	1,380.00	891.50	889.00	892.50	898.50	897.50	9,128.00	8,800.00
CLEANING EXP.	清潔費	39,358.90	39,358.90	39,358.90	39,358.90	39,358.90	39,358.90	39,358.90	39,358.90	39,358.90	354,230.10	348,009.30
DEBRIS REMOVAL CHG.	泥頭費	-	-	-	-	-	-	-	-	-	-	-
DEPRECIATION	折舊	-	-	-	-	-	-	-	-	-	-	-
ELECTRICITY	電費	2,993.50	2,606.90	2,685.50	2,593.70	2,510.10	2,451.30	2,457.90	2,530.10	2,546.10	23,375.10	16,848.10
EMPLOYEE BENEFITS COST:	員工薪酬:											
SECURITY GUARDS' SALARIES	薪金-保安	42,219.79	40,528.22	44,646.02	41,019.55	41,529.67	42,047.41	43,459.59	44,251.36	41,970.56	381,672.17	371,241.93
SECURITY GUARDS' MPF	強積金-保安	1,522.51	1,278.49	1,389.07	1,340.53	1,283.59	1,744.23	1,516.06	1,469.01	1,347.09	12,890.58	14,853.13
WATCHMEN / CARETAKERS' SALARIES	薪金	57,936.51	55,356.18	59,490.82	57,803.33	54,310.76	53,335.52	53,306.58	54,049.23	49,137.08	494,726.01	513,437.28
WATCHMEN / CARETAKERS' MPF	強積金	1,187.47	1,125.97	1,219.69	1,158.90	983.81	831.29	908.74	885.17	888.03	9,189.07	9,870.94
FESTIVAL DECORATION	節日裝飾	-	-	-	-	-	-	-	-	-	-	-
FURNITURE, FIXTURE & EQUIPMENT	傢俬設備	-	-	-	-	-	-	-	-	-	-	-
GARDENING EXP / LANDSCAPE	園藝費	-	-	-	-	-	-	-	-	-	-	2,048.00
GOVERNMENT RENT	地稅	-	-	-	-	-	-	-	-	-	-	-
INSURANCE	保險費	7,865.95	-	1,393.49	-	-	-	112.49	-	-	9,371.93	7,526.11
LEGAL FEE	訴訟費	-	-	-	-	-	-	-	-	-	-	-
PROFESSIONAL FEE	專業費用	-	-	-	-	-	-	-	-	-	-	-
REPAIRS, RENEWALS & MAINTENANCE CHG	維修保養:											
CP EQUIPMENT	車場設備	4,383.45	4,383.45	4,383.45	4,383.45	4,383.45	4,383.45	4,383.45	4,383.45	5,539.45	40,607.05	37,782.33
DRAINAGE, WATER PIPES, PUMPS & ELE	水電維修工程等等	-	-	20,480.00	-	-	-	-	160.00	200.00	20,840.00	34,808.00
DRAINAGE, WATER PIPES, PUMPS & ELE	水電維修保養(廣聯)	-	-	-	-	-	-	-	-	-	-	-
FIRE FIGHTING SYSTEM	消防保養	-	-	-	-	-	-	-	-	-	-	-
SECURITY / CCTV SYSTEM	保安系統/閉路電視	133.39	133.39	133.39	133.39	133.39	133.39	133.39	133.39	133.39	1,200.51	2,800.51
WALKIE TALKIE	無線電對講機	-	-	-	-	-	-	-	-	-	-	-
SECURITY CHG	保安費	-	-	-	-	-	-	-	-	-	-	-
SUNDRY EXPENSES	什項支出	31.50	31.50	73.00	640.50	1,777.56	990.80	594.90	745.87	512.50	5,398.13	66,302.90
TELEPHONE / BROADBAND	電話費/上網	907.03	907.03	907.03	906.00	907.03	907.03	907.03	907.03	906.00	8,161.21	12,121.75
TS ENERGY SAVING	TS節能管	-	-	-	-	-	-	-	-	-	-	-
UNIFORM & LAUNDRY	制服及洗衣費	-	5,840.00	-	36.00	-	1,722.00	36.00	48.00	-	7,682.00	1,007.00
OWNERS' COMMITTEE EXP.	業主立法團費用	17,000.00	17,000.00	17,000.00	17,000.00	17,000.00	17,000.00	17,000.00	17,000.00	17,000.00	153,000.00	153,150.00
EXPENSES:	支出:	176,406.50	169,420.03	194,702.86	167,754.25	165,069.76	165,794.32	165,067.53	166,820.01	160,436.60	1,531,471.86	1,600,607.28
MANAGER'S REMUNERATION (5%)	經理費	8,820.33	8,471.00	9,735.14	8,387.71	8,253.49	8,289.72	8,253.38	8,341.00	8,021.83	76,573.60	80,030.36
TRANSFER TO SINKING FUND (5%)	撥入維修基金	8,820.33	8,471.00	9,735.14	8,387.71	8,253.49	8,289.72	8,253.38	8,341.00	8,021.83	76,573.60	80,030.36
TOTAL EXPENSES	總支出	194,047.16	186,362.03	214,173.14	184,529.67	181,576.74	182,373.76	181,574.29	183,502.01	176,480.26	1,684,619.06	1,760,668.00
NET EXPENSES	淨支出	194,047.16	186,362.03	214,173.14	184,529.67	181,576.74	182,373.76	181,574.29	183,502.01	176,480.26	1,684,619.06	1,649,031.43
APPORTIONMENT OF COMMON AREA EXPENSES	公共地方費用分攤											
DOMESTIC UNITS (10%)	住宅	19,404.72	18,636.20	21,417.31	18,452.97	18,157.67	18,237.38	18,157.43	18,350.20	17,648.03	168,461.91	164,903.14
CAR PARKS (15%)	車場	29,107.07	27,954.30	32,125.97	27,679.45	27,236.51	27,356.06	27,236.14	27,525.30	26,472.04	252,692.86	247,354.72
COMMERCIAL COMPLEX (73%)	商場	141,654.43	136,044.28	156,346.39	134,706.66	132,551.02	133,132.84	132,549.23	133,956.47	128,830.59	1,229,771.91	1,203,792.94
RETAINED AREAS (2%)	休憩、運動地方	3,880.94	3,727.25	4,283.47	3,690.59	3,631.54	3,647.48	3,631.49	3,670.04	3,529.60	33,692.38	32,980.63
		194,047.16	186,362.03	214,173.14	184,529.67	181,576.74	182,373.76	181,574.29	183,502.01	176,480.26	1,684,619.06	1,649,031.43

ST11
BELAIR GARDENS
COMMERCIAL CENTRE
STATEMENT OF COMPREHENSIVE INCOME
(FORMERLY KNOWN AS INCOME STATEMENT)

(未經審核)
富豪花園
商場
綜合收益表
(前稱收支報告表)

INCOME:	收入項目:	JAN.2021	FEB.2021	MAR.2021	APR.2021	MAY.2021	JUN.2021	JUL.2021	AUG.2021	SEP.2021	1-9/2021 TOTAL	1-9/2020 TOTAL
	AUDITED										HK\$	HK\$
MANAGEMENT FEE	管理費收入	498,648.00	498,648.00	498,648.00	498,648.00	498,648.00	498,648.00	498,648.00	498,648.00	498,648.00	4,487,832.00	4,487,832.00
BANK INTEREST INCOME	銀行利息收入	2,644.26	-	-	1,149.57	-	-	-	-	-	5,305.61	26,434.04
D.R.CHG.RECOVERED	滯欠雜費收入	-	-	-	-	-	-	1,511.78	-	-	-	-
ELECTRICITY CHG. RECOVERED	電費收入	-	-	-	-	-	-	-	-	-	-	-
INSURANCE COMPENSATION	保險費撥備	-	-	-	-	-	-	-	-	-	-	-
LEGAL FEE RECOVERED	訴訟費收入	-	-	-	-	-	-	-	-	-	-	-
EMPLOYMENT SUPPORT SCHEME-WAGE SUBSIDIES	僱員資助計劃-工資補貼	-	-	-	-	-	-	-	-	-	-	-
SUNDRY INCOME	什項收入	-	-	-	7.50	-	-	-	-	-	-	175,101.83
TELECOM STATION INCOME	電訊站收入	33,350.00	33,350.00	33,350.00	33,350.00	33,350.00	1,462.20	15.00	-	125.00	1,609.70	8,295.19
LESS: PROPERTY TAX ON TELECOM INC.	其/收區物業稅	-	-	-	-	-	-	-	-	-	300,150.00	322,150.00
WATER CHG. RECOVERED	水費收入	-	-	-	-	-	-	-	-	-	-	-
		534,642.26	531,998.00	531,998.00	533,155.07	531,998.00	533,460.20	533,524.78	531,998.00	532,123.00	4,794,897.31	5,019,813.06
LESS: EXPENSES	支出項目:											
AUDIT FEE	核數費	-	-	-	-	-	-	-	-	-	-	-
CLEANING EXP.	清潔費	53,479.62	49,369.62	83,369.62	42,529.62	52,119.62	83,666.50	52,119.62	42,734.62	42,369.62	501,758.46	542,285.65
DEBRIS REMOVAL CHG.	淤泥清除費	2,165.94	937.50	1,426.25	1,390.00	1,525.25	1,497.50	1,589.00	1,746.15	1,423.75	13,701.34	16,014.93
DEPRECIATION	折舊	-	-	-	-	-	-	-	-	-	-	-
ELECTRICITY	電費	35,233.60	32,587.50	35,014.40	47,943.10	49,442.30	62,933.10	72,336.50	71,629.20	63,100.00	470,219.70	451,228.20
EMPLOYEE BENEFITS COST:	員工薪酬:											
SECURITY GUARDS' SALARIES	薪金-保安	21,109.89	20,264.11	22,323.01	20,509.77	20,764.83	21,023.71	21,729.79	22,125.69	20,985.29	190,836.09	185,620.97
SECURITY GUARDS' MPF	強積金-保安	761.26	639.25	694.54	670.27	641.79	872.12	758.03	734.50	673.54	6,445.30	7,426.58
WATCHMEN/CARETAKERS' SALARIES	薪金	54,354.23	54,510.03	54,126.85	53,888.96	54,014.61	54,243.82	54,343.02	54,363.27	55,942.07	489,786.86	484,977.85
WATCHMEN/CARETAKERS' MPF	強積金	2,214.57	2,223.31	2,204.16	2,192.26	2,197.74	2,210.00	2,214.15	2,214.77	2,223.26	19,894.22	21,838.17
FESTIVAL DECORATION	節日裝飾	-	-	-	15,830.00	-	-	-	-	-	15,830.00	12,708.00
FURNITURE, FIXTURE & EQUIPMENT	傢俬及設備	-	-	34.38	155.00	-	-	-	-	-	189.38	9,600.00
GARDENING EXP / LANDSCAPE	園藝費	1,600.00	-	-	-	-	-	-	-	-	1,600.00	-
GOVERNMENT RENT	地稅	3,487.50	-	-	2,992.50	-	-	2,992.50	64.00	-	9,536.50	10,507.50
INSURANCE	保險費	29,052.55	-	-	-	389.33	-	63.38	-	-	29,505.26	27,660.88
LEGAL FEE	訴訟費	-	-	-	-	-	-	-	-	-	-	-
MGT OFFICE CHG.	管理處支出	12,139.66	11,173.66	11,173.66	11,173.66	5,847.66	11,173.66	11,173.66	11,173.66	11,173.66	96,202.94	109,257.29
PROFESSIONAL FEE	專業費用	-	-	-	-	-	-	-	-	-	-	-
REPAIRS, RENEWALS & MAINTENANCE CHG OF:	維修保養:											
AIR-CONDITIONING	冷氣費	39,940.00	30,740.00	216,640.00	15,740.00	15,740.00	15,740.00	15,740.00	15,740.00	17,396.85	383,416.85	235,320.00
DIESEL GENERATOR	發電機	1,100.00	1,100.00	7,700.00	1,100.00	1,100.00	1,100.00	1,100.00	1,100.00	8,540.00	23,940.00	22,860.00
DRAINAGE, WATER PIPES, PUMPS & ELEC.,REPAIR WORKS	水電維修工程等等	14,011.88	14,797.13	150,594.63	11,886.76	113,728.04	59,112.50	16,905.25	18,630.02	60,419.46	460,065.67	1,136,808.04
DRAINAGE, WATER PIPES, PUMPS & ELEC. (KWONG LUEN)	水電保養費(廣聯月費)	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	5,562.50	50,062.50	50,062.50
FIRE FIGHTING SYSTEM	消防保養	8,000.00	8,000.00	8,000.00	8,000.00	8,000.00	8,000.00	8,000.00	8,000.00	8,000.00	72,000.00	72,000.00
LIFTS	升降機	19,830.00	62,940.00	19,250.00	19,540.00	19,250.00	68,150.00	22,150.00	22,150.00	22,150.00	275,410.00	217,590.00
SECURITY / CCTV SYSTEM	保安系統/閉路電視	133.33	1,733.33	133.33	133.33	4,483.33	133.33	133.33	133.33	133.33	7,149.97	1,199.97
SMATV SYSTEM	衛星電視	-	-	-	-	-	-	-	-	-	-	-
SWIMMING POOL	泳池保養	-	-	-	-	-	-	-	-	-	-	-
WALKIE TALKIE	無線電對講機	-	-	-	-	-	-	-	-	-	-	-
SECURITY CHG	保安費	-	-	-	-	-	-	-	-	-	-	-
SUNDRY EXPENSES	什項支出	6,499.59	5,135.61	1,644.78	15,588.25	7,147.10	6,986.77	5,853.33	5,709.50	6,056.39	60,621.32	64,595.82
TELEPHONE / BROADBAND	電話費/上網	63.75	63.82	63.82	38.63	88.69	38.56	88.69	63.89	63.74	573.59	455.18
TS ENERGY SAVING	TS節能管	-	-	-	-	-	-	-	-	-	-	-
UNIFORM & LAUNDRY	制服及洗衣費	3,581.25	-	-	-	-	-	-	-	-	4,284.26	7,529.63
WATER FEE	水費	485.90	1,258.20	-	-	2,780.30	-	-	-	703.01	2,609.90	7,134.30
EXPENSES:	支出小計:	314,807.02	303,035.57	619,955.93	276,864.61	364,823.09	402,444.07	294,852.75	284,578.11	328,823.36	3,190,184.51	3,694,689.76
MANAGER'S REMUNERATION (5%)	經理費	15,740.35	15,151.78	30,997.80	13,843.23	18,241.15	20,122.20	14,742.64	14,228.91	16,441.17	159,509.23	184,734.50
TRANSFER TO SINKING FUND (5%)	撥入維修基金	15,740.35	15,151.78	30,997.80	13,843.23	18,241.15	20,122.20	14,742.64	14,228.91	16,441.17	159,509.23	184,734.50
APPORTIONMENT OF COMMON AREAS EXP.	公共地方費用分攤	141,654.43	136,044.28	156,346.39	134,706.66	132,551.02	133,132.84	132,549.23	133,956.47	128,830.59	1,229,771.91	1,203,792.94
REPAIRS	更換傢俬鐵窗	-	-	-	-	-	-	-	-	-	-	-
TOTAL EXPENSES	總支出	487,942.15	469,383.41	838,297.92	439,257.73	533,856.41	575,821.31	456,887.26	446,992.40	490,536.29	4,738,974.88	5,267,951.70
SURPLUS / (DEFICIT) FOR THE PERIOD	本期盈餘/(赤字)	46,700.11	62,614.59	(306,299.92)	93,897.34	(1,858.41)	(42,361.11)	76,637.52	85,005.60	41,586.71	55,922.43	(248,138.64)
FURTHER CONTRIBUTED BY LANDLORD	業主收入	-	-	-	-	-	-	-	-	-	-	-
RETAINED SURPLUS / (DEFICIT)	承上年度結存	(514,408.16)	(467,708.05)	(405,093.46)	(711,393.38)	(617,496.04)	(619,354.45)	(661,715.56)	(585,078.04)	(500,072.44)	(514,408.16)	(4,450.27)
FIRE SERVICES WORKS	消防改善工程	-	-	-	-	-	-	-	-	-	-	-
ACCUMULATED SURPLUS / (DEFICIT)	累積盈餘/(赤字)	(467,708.05)	(405,093.46)	(711,393.38)	(617,496.04)	(619,354.45)	(661,715.56)	(585,078.04)	(500,072.44)	55,922.43	55,922.43	(252,588.91)