



置佳物業服務有限公司
Top Property Services Co. Ltd.

Shan King Estate
Balance Sheet as at 31 May 2022

山景邨
資產負債表截至2022年5月31日

此報告未經核數師最終審計

FIXED ASSETS

Furniture and Equipment
Accumulated Depreciation

CASH & DEPOSITS

I.O. - HSBC Saving
I.O. - HSBC Current
I.O. - HSBC Saving (Sinking maintenance fund)
I.O. - HSBC Saving
I.O. - HSBC Saving
I.O. - Bank of Communications Current
I.O. - Bank of Communications Saving
Top (Operating Fund) - Chong Hing Bank Current
Petty Cash-Management Office
Bank of Communications Trustee

CURRENT ASSETS

Prepayment
Utility Deposit
Account receivable - Management fee
Other Receivables
Temporary Received
Provision for Property Tax

CURRENT LIABILITIES

Accounts Payable
Other Payables
Other Deposit
Management Fee In Advance
Other Payable - Top Property

NON-CURRENT LIABILITIES

Deferred Income
Management Fee Deposits

TOTAL NET ASSETS

FUND AND RESERVES

Maintenance Fund
Sinking maintenance Fund
Environmental Enhancement Fund
Acc. Surplus/(Deficit) B/F
Period Ended Surplus/(Deficit)

TOTAL FUNDS

固定資產

傢俬及裝修
折舊分攤

現金及銀行存款

匯豐儲蓄戶口
匯豐往來戶口
匯豐儲蓄戶口 (儲備維修基金)
匯豐儲蓄戶口 (康樂基金)
匯豐儲蓄戶口 (環保基金)
交通銀行往來戶口
交通銀行儲蓄戶口
創興往來戶口 - 營運基金 (置佳)
營業處零用金
交通信託基金(大維修基金)

流動資產

預付費用
公共水電按金
應收帳款
應收其他賬款
暫收賬
暫繳物業稅

流動資產總值

流動負債

應付帳款
應付其他賬款
其他按金
管理費預交
應付其他賬款 - 置佳

非流動負債

遞延收入
管理費按金

淨資產總值

資金及儲備

維修基金
儲備維修基金
環保美化基金
承上年度結存/(赤字)
本季度盈餘/(赤字)

資金及儲備總值

HKS

HKS

226,561.00
(226,561.00)

13,021,506.02
1,527,308.81
6,099.26
299,452.91
5,798.97
6,955.70
83.90
2,845,982.89
30,000.00
138,851,138.43
156,594,326.89

350,305.62
1,725,080.00
544,052.80
534,496.46
327,449.00
526,560.00
4,007,943.88

16,390,709.36
12,651.00
252,466.00
675,475.00
30,000.00
17,361,301.36

18,666,672.00
10,180,871.00
28,847,543.00

160,602,270.77

46,208,844.36

114,393,426.41

138,920,348.29
134,826.76
630,386.00
(23,727,687.99)
(1,564,446.65)

114,393,426.41





置佳物業服務有限公司
Top Property Services Co. Ltd.

SHAN KING ESTATE - RESIDENTIAL
INCOME AND EXPENDITURE ACCOUNT FOR THE MONTH OF MAY 2022
山景邨 - 住宅本月份管理費收支表

		May-22 Month HK\$	Apr 22-May 22 Cumulative HK\$
Income	收入		
Management Fee	管理費收入	3,795,643.00	7,591,286.00
Interest Received	利息收入	22.40	43.77
Licence Fee Income	牌照費收入	385,333.00	770,666.00
Residents Activities Income	屋苑活動收入	-	24,000.00
Miscellaneous Income	什項收入	21,926.00	45,664.00
Total Income	總收入	4,202,924.40	8,431,659.77
Expenditure	支出		
Security Expenses	保安服務費用	1,282,341.82	2,579,203.79
Salaries & Allowances	員工薪津	553,667.74	1,122,767.74
Administration Fee	行政費用	28,000.00	56,000.00
Manager's Remuneration	經理人酬金	51,888.00	103,776.00
Insurance	保險費	48,500.01	97,000.02
Rent & Rates	地稅及差餉	-	30,205.00
Cleaning Charges	大廈清潔費	948,908.00	1,872,676.00
Cleaning Materials	清潔用品	77,710.00	186,758.00
Gardening	園藝保養費	115,000.00	230,000.00
Lift Maintenance & Repairs	升降機 / 電梯保養及維修	578,648.00	1,288,056.00
Pump Plumbing & Drainage	水泵保養及污水處理	182,090.00	274,190.00
Security & Door Phone System	防盜系統保養	18,426.00	31,926.00
General Repairs & Maintenance	一般維修保養	264,994.70	410,898.70
Public Electricity	公共電費	688,814.00	1,388,543.00
Telephone	電話費	1,562.00	3,123.00
Postage	郵費	425.50	565.50
Resident's Activities Expenses	屋苑活動支出	1,880.00	11,030.00
Professional Fees	專業人士費用	238,833.33	240,666.66
Printing & Stationery	印刷及文具費用	18,567.02	48,488.61
Bank Charges	銀行服務費用	6,562.40	13,058.00
Travelling Expenses	交通費	798.70	1,191.10
Sundries	什項支出	773.80	4,447.80
Delivery Expenses	運費	717.50	1,535.50
Total Expenditure	總支出	5,109,108.52	9,996,106.42
Operating Surplus / (Deficit)	本期盈餘 / (虧損)	(906,184.12)	(1,564,446.65)
Balance b/f	累積盈餘 / (虧損)	(658,262.53)	
Total	總累積盈餘 / (虧損)	(1,564,446.65)	(1,564,446.65)

