

DLSN Properties LLC

Property Income Statement

Period: 2026
Generated: March 14, 2026

1050 Bay Ave, Ocean City, NJ
Asset Type: STR

REVENUE

Short-Term Rental Income	
Gross Revenue	\$708.79
Less: Host Fees	(\$0.00)
Net STR Revenue	\$708.79
Reservations	3
TOTAL REVENUE	\$708.79

EXPENSES

TOTAL EXPENSES	\$0.00
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NET OPERATING INCOME (NOI)

\$708.79

NOI Margin: 100.0% | Expense Ratio: 0.0%

- Notes:
- NOI is calculated as Total Revenue minus Total Operating Expenses
 - NOI does not include debt service payments (mortgage principal and interest)
 - For DSCR calculation: $DSCR = \text{Annual NOI} \div \text{Annual Debt Service}$