

DLSN Properties LLC

Property Income Statement

Period: 2026

Generated: March 14, 2026

300 E 10th St, Ocean City, NJ

Asset Type: STR

REVENUE

Short-Term Rental Income

Gross Revenue \$14,897.99

Less: Host Fees (\$2,531.25)

Net STR Revenue \$12,366.74

Reservations 109

TOTAL REVENUE \$14,897.99

EXPENSES

TOTAL EXPENSES \$0.00

NET OPERATING INCOME (NOI)

\$14,897.99

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: $DSCR = \text{Annual NOI} \div \text{Annual Debt Service}$