

Cuenta	Nombre	Saldo Ago/23	Movimiento Sep/23 a Sep/23		Saldo Sep/23
			Debito	Credito	
1	ACTIVO	128,439,085.41	55,622,883.70	62,259,916.11	121,802,053.00
11	DISPONIBLE	47,064,426.09	26,789,955.70	35,538,004.11	38,316,377.68
1105	CAJA	368.00	2,241,532.00	2,251,900.00	-10,000.00
110505	CAJA GENERAL	368.00	2,241,532.00	2,251,900.00	-10,000.00
1110	BANCOS	22,865,045.39	24,548,228.00	33,286,104.11	14,127,169.28
111005	MONEDA NACIONAL	22,865,045.39	24,548,228.00	33,286,104.11	14,127,169.28
11100501	BANCO 1	22,865,045.39	24,548,228.00	33,286,104.11	14,127,169.28
1120	CUENTAS DE AHORRO	24,199,012.70	195.70		24,199,208.40
112010	CORPORACIONES AHORRO Y	24,199,012.70	195.70		24,199,208.40
12	INVERSIONES	40,000,000.00			40,000,000.00
1225	CERTIFICADOS	40,000,000.00			40,000,000.00
122505	CERTIFICADOS DE DEPOSITO A TERMI	40,000,000.00			40,000,000.00
12250501	C.D.T.	40,000,000.00			40,000,000.00
13	DEUDORES	38,234,975.32	27,225,800.00	25,312,600.00	40,148,175.32
1305	CLIENTES	37,734,975.32	27,225,800.00	25,312,600.00	39,648,175.32
130505	NACIONALES	58,615,898.00	27,225,800.00	25,312,600.00	60,529,098.00
13050501	CUOTAS DE ADMINISTRACION	38,680,540.00	20,536,000.00	20,471,800.00	38,744,740.00
13050502	INTERESES DE MORA	6,897,040.00	386,800.00	63,400.00	7,220,440.00
13050503	CUOTA PARQUEADERO	807,100.00	2,852,000.00	2,840,600.00	818,500.00
13050504	CUOTA EXTRAORDINARIA	2,249,800.00		59,800.00	2,190,000.00
13050505	PARQ BICICLETAS	93,600.00	110,000.00	100,000.00	103,600.00
13050506	PARQ MOTO	121,300.00	1,368,000.00	1,330,000.00	159,300.00
13050507	GASTOS PROCESOS JUDICIALES	1,045,518.00	387,000.00	387,000.00	1,045,518.00
13050508	SANCION INASISTENCIA ASAMBLEA	1,641,000.00			1,641,000.00
13050510	RECARGO POR NO PAGO	70,000.00			70,000.00
13050511	SANCION POR NO PAGO CUOTA	224,000.00	136,000.00		360,000.00
13050512	SANCION POR CONVIVENCIA	196,000.00			196,000.00
13050514	OTRAS CUENTAS POR COBRAR	690,000.00		60,000.00	630,000.00
13050515	CUENTAS POR COBRAR JARDIN	5,900,000.00	1,450,000.00		7,350,000.00
130590	CONSIGNACIONES POR IDENTIFICAR	-20,880,922.68			-20,880,922.68
1330	ANTICIPOS Y AVANCES	500,000.00			500,000.00
133010	A CONTRATISTAS	500,000.00			500,000.00
14	INVENTARIOS	207,487.00	1,607,128.00	1,409,312.00	405,303.00
1435	PRODUCTOS TERMINADOS	207,487.00	1,607,128.00	1,409,312.00	405,303.00

Cuenta	Nombre	Saldo Ago/23	Movimiento Sep/23 a Sep/23		Saldo Sep/23
			Debito	Credito	
143501	BEBIDAS	207,487.00	1,607,128.00	1,409,312.00	405,303.00
14350101	GASEOSA	207,487.00	1,607,128.00	1,409,312.00	405,303.00
16	INTANGIBLES	2,932,197.00			2,932,197.00
1635	LICENCIAS	2,932,197.00			2,932,197.00
163501	PAQUETE CONTABLE	2,932,197.00			2,932,197.00
16350101	SISCO	2,482,197.00			2,482,197.00
16350102	PAGINA WEB	450,000.00			450,000.00
2	PASIVO	23,971,796.00	34,660,190.00	31,565,820.11	20,877,426.11
23	CUENTAS POR PAGAR	11,965,461.00	33,278,383.00	30,219,185.11	8,906,263.11
2335	COSTOS Y GASTOS POR PAGAR	10,391,173.00	33,166,183.00	30,130,054.11	7,355,044.11
233525	HONORARIOS		3,561,760.00	3,948,760.00	387,000.00
233530	SERVICIOS TECNICOS		16,720,288.00	16,725,009.11	4,721.11
23353001	ASEO Y VIGILANCIA		16,720,288.00	16,725,009.11	4,721.11
233535	SERVICIOS DE MANTENIMIENTO	10,331,183.00	11,983,550.00	7,439,550.00	5,787,183.00
233550	SERVICIOS PUBLICOS		300,585.00	1,416,735.00	1,116,150.00
23355001	TELEFONO		48,664.00	48,664.00	0.00
23355002	ACUEDUCTO		251,921.00	251,921.00	0.00
23355003	CODENSA			1,116,150.00	1,116,150.00
233595	OTROS	59,990.00	600,000.00	600,000.00	59,990.00
23359502	OTROS GASTOS POR P AGAR	59,990.00	600,000.00	600,000.00	59,990.00
2365	RETENCION EN LA FUENTE	1,574,288.00	112,200.00	89,131.00	1,551,219.00
236525	SERVICIOS	347,446.00	112,200.00	76,881.00	312,127.00
23652501	SOBRE SERVICIOS GENERALES 6%	-26,832.00	112,200.00	44,000.00	-95,032.00
23652502	VIGILANCIA 2%	478,323.00		32,881.00	511,204.00
23652503	SERVICIOS GENERALES 4%	-104,045.00			-104,045.00
236540	COMPRAS	1,226,842.00		12,250.00	1,239,092.00
23654001	COMPRAS 3.5%	1,036,842.00		12,250.00	1,049,092.00
23654002	SERVICIOS DE CONSTRUCCIÓN 1%	190,000.00			190,000.00
27	DIFERIDOS	2,474,607.00	1,381,807.00	1,346,635.00	2,439,435.00
2705	INGRESOS RECIBIDOS POR	2,474,607.00	1,381,807.00	1,346,635.00	2,439,435.00
270550	CUOTAS DE ADMINISTRACION	2,309,607.00	1,381,807.00	1,300,635.00	2,228,435.00
270595	CUOTAS DE PARQUEADERO	165,000.00		46,000.00	211,000.00
28	OTROS PASIVOS	9,531,728.00			9,531,728.00
2815	INGRESOS RECIBIDOS PARA	9,531,728.00			9,531,728.00

BALANCE DE PRUEBA

Periodo: Septiembre a Septiembre Año: 2023

Página 3

Cuenta	Nombre	Saldo Ago/23	Movimiento Sep/23 a Sep/23		Saldo Sep/23
			Debito	Credito	
281505	VALORES RECIBIDOS PARA	3,000,000.00			3,000,000.00
281520	MANTENIMINETO PUERTA VEHICULAR	186,000.00			186,000.00
281525	HONORARIOS ABOGADO	698,457.00			698,457.00
281530	CUOTA EXTRAORDINARIA	5,647,271.00			5,647,271.00
3	PATRIMONIO	115,181,043.38		258,999.00	115,440,042.38
33	RESERVAS	25,315,825.00		258,999.00	25,574,824.00
3315	RESERVAS OCASIONALES	25,315,825.00		258,999.00	25,574,824.00
331595	FONDO DE RESERVA	25,315,825.00		258,999.00	25,574,824.00
33159501	FONDO DE RESERVA	25,315,825.00		258,999.00	25,574,824.00
37	RESULTADOS DE EJERCICIOS	89,865,218.38			89,865,218.38
3705	UTILIDADES O EXCEDENTES	89,865,218.38			89,865,218.38
370505	UTILIDADES O EXCEDENTES	89,865,218.38			89,865,218.38
4	INGRESOS	250,333,460.60	1,178,400.00	29,559,727.70	278,714,788.30
41	OPERACIONALES	210,571,499.00	1,178,400.00	26,838,800.00	236,231,899.00
4170	OTRAS ACTIV. SERVICIOS COMUNITAR	219,680,200.00		26,838,800.00	246,519,000.00
417010	ACTIVIDADES DE ASOCIACION	219,680,200.00		26,838,800.00	246,519,000.00
41701001	CUOTAS DE ADMINISTRACION	165,200,000.00		20,536,000.00	185,736,000.00
41701002	INTERESES POR MORA	2,971,200.00		386,800.00	3,358,000.00
41701003	PARQUEADEROS	35,486,000.00		4,330,000.00	39,816,000.00
41701004	EXTRAORDINARIA	6,795,000.00			6,795,000.00
41701005	JARDIN INFANTIL	8,700,000.00		1,450,000.00	10,150,000.00
41701006	RECARGO POR NO PAGO	120,000.00			120,000.00
41701012	SANCIONES POR CONVIVENCIA	408,000.00		136,000.00	544,000.00
4175	DESCUENTOS	-9,108,701.00	1,178,400.00		-10,287,101.00
417501	DESCUENTO PRONTO PAGO	-9,108,701.00	1,178,400.00		-10,287,101.00
42	NO OPERACIONALES	39,761,961.60		2,720,927.70	42,482,889.30
4205	OTRAS VENTAS	16,099,400.00		2,441,532.00	18,540,932.00
420505	OTRAS VENTAS	16,099,400.00		2,441,532.00	18,540,932.00
42050502	ALQUILER PARQUE	310,000.00		200,000.00	510,000.00
42050503	GASEOSA	11,814,400.00		1,826,532.00	13,640,932.00
42050504	PARQUEADERO VISITANTES	3,975,000.00		415,000.00	4,390,000.00
4210	FINANCIEROS	2,260.60		195.70	2,456.30
421005	INTERESES	2,260.60		195.70	2,456.30
42100501	BANCO 1	2,260.60		195.70	2,456.30

BALANCE DE PRUEBA

Periodo: Septiembre a Septiembre Año: 2023

Página 4

Cuenta	Nombre	Saldo Ago/23	Movimiento Sep/23 a Sep/23		Saldo Sep/23
			Debito	Credito	
4250	RECUPERACIONES	14,308,515.00		30,000.00	14,338,515.00
425050	REINTEGRO DE OTROS GOSTOS Y	14,308,515.00		30,000.00	14,338,515.00
42505001	RECUPERACIONES	13,578,515.00		30,000.00	13,608,515.00
42505002	ALQUILER SALÓN COMUNAL	730,000.00			730,000.00
4295	DIVERSOS	9,351,786.00		249,200.00	9,600,986.00
429505	APROVECHAMIENTOS	9,351,607.00		249,200.00	9,600,807.00
429581	AJUSTE AL PESO	179.00			179.00
5	EGRESOS	251,498,243.57	30,773,677.22		282,271,920.79
51	OPERACIONALES DE	248,727,658.57	30,525,956.11		279,253,614.68
5110	HONORARIOS	28,500,520.00	3,561,760.00		32,062,280.00
511010	REVISORIA FISCAL	7,124,840.00	890,440.00		8,015,280.00
511020	ADMINISTRACION	14,250,840.00	1,780,880.00		16,031,720.00
511030	ASESORIA FINANCIERA	7,124,840.00	890,440.00		8,015,280.00
5130	SEGUROS	11,536,260.00			11,536,260.00
513020	VIDA COLECTIVA	11,536,260.00			11,536,260.00
51302001	SEGUROS COPROPIEDAD	11,536,260.00			11,536,260.00
5135	SERVICIOS	136,417,628.57	18,174,625.11		154,592,253.68
513505	ASEO Y VIGILANCIA	126,991,242.00	16,757,890.11		143,749,132.11
51350501	ASEO	19,079,443.00	2,409,729.11		21,489,172.11
51350502	VIGILANCIA	107,911,799.00	14,348,161.00		122,259,960.00
513520	PROCESAMIENTO ELECTRONICO DE	548,318.00			548,318.00
51352001	DIGITACIÓN	548,318.00			548,318.00
513525	ACUEDUCTO Y ALCANTARILLADO	874,128.00	251,921.00		1,126,049.00
513530	ENERGIA ELECTRICA	7,594,030.00	1,116,150.00		8,710,180.00
513535	TELEFONO	394,160.57	48,664.00		442,824.57
513555	GAS	15,750.00			15,750.00
51355501	GAS	15,750.00			15,750.00
5145	MANTENIMIENTO Y REPARACIONES	16,947,970.00	934,272.00		17,882,242.00
514510	CONSTRUCCIONES Y EDIFICACIONES	16,947,970.00	934,272.00		17,882,242.00
51451001	MANTENIMIENTO ZONAS COMUNES	16,292,970.00	434,272.00		16,727,242.00
51451002	SISTEMA DE SEGURIDAD Y GESTION	460,000.00	500,000.00		960,000.00
51451009	MANTENIMIENTO EXTINTORES	195,000.00			195,000.00
5150	ADECUACION E INSTALACION	49,209,861.00	7,259,500.00		56,469,361.00
515005	INSTALACIONES ELECTRICAS	2,274,180.00	540,000.00		2,814,180.00

Cuenta	Nombre	Saldo Ago/23	Movimiento Sep/23 a Sep/23		Saldo Sep/23
			Debito	Credito	
515010	ARREGLOS ORNAMENTALES	1,180,000.00			1,180,000.00
51501001	FLORES Y JARDINES	1,180,000.00			1,180,000.00
515015	REPARACIONES LOCATIVAS	45,755,681.00	6,719,500.00		52,475,181.00
51501502	MANTENIMINETO AREAS COMUNES	45,755,681.00	6,719,500.00		52,475,181.00
5195	DIVERSOS	6,115,419.00	595,799.00		6,711,218.00
519520	GASTOS DE REPRES. Y RELACIONES	2,667,300.00	196,300.00		2,863,600.00
51952002	CELEBRACIONES ESPECIALES	2,107,300.00	196,300.00		2,303,600.00
51952003	GASTOS ASAMBLEA	560,000.00			560,000.00
519525	ELEMENTOS DE ASEO Y CAFETERIA	554,957.00	18,600.00		573,557.00
51952502	ELEMENTOS DE CAFETERIA	554,957.00	18,600.00		573,557.00
519530	UTILES, PAPELERIA Y FOTOCOPIAS	545,700.00	16,500.00		562,200.00
51953001	PAPELERIA Y FOTOCOPIAS	545,700.00	16,500.00		562,200.00
519535	COMBUSTIBLES Y LUBRICANTES	31,000.00			31,000.00
51953501	COMBUSTIBLES	31,000.00			31,000.00
519545	TAXIS Y BUSES	244,470.00	105,400.00		349,870.00
51954501	MOVILIZACIÓN URBANA	244,470.00	105,400.00		349,870.00
519595	OTROS	2,071,992.00	258,999.00		2,330,991.00
51959501	FONDO DE IMPREVISTOS	2,071,992.00	258,999.00		2,330,991.00
53	NO OPERACIONALES	2,770,585.00	247,721.11		3,018,306.11
5305	FINANCIEROS	1,772,565.00	243,000.00		2,015,565.00
530515	COMISIONES	1,772,565.00	243,000.00		2,015,565.00
53051501	BANCO 1	1,772,565.00	243,000.00		2,015,565.00
5315	GASTOS EXTRAORDINARIOS	998,020.00	4,721.11		1,002,741.11
531520	IMPUESTOS ASUMIDOS	6,000.00			6,000.00
531525	COSTOS Y GASTOS DE EJERCICIOS	992,020.00	4,721.11		996,741.11
6	COSTO DE VENTAS	9,548,971.00	1,409,312.00		10,958,283.00
61	VENTA DE OTROS PRODUCTOS	9,548,971.00	1,409,312.00		10,958,283.00
6135	VENTA DE OTROS PRODUCTOS	9,548,971.00	1,409,312.00		10,958,283.00
613535	VENTA DE GASEOSA	9,548,971.00	1,409,312.00		10,958,283.00
	DEBITOS	389,486,299.98	87,805,872.92	62,259,916.11	415,032,256.79
	CREDITOS	389,486,299.98	35,838,590.00	61,384,546.81	415,032,256.79
	DIFERENCIA	0.00	123,644,462.92	123,644,462.92	0.00

Cuenta	Nombre	Saldo	Movimiento		Saldo
		Ago/23	Sep/23 a Sep/23		Sep/23
			Debito	Credito	

Resumen	
Activos:	121,802,053.00
Pasivos:	20,877,426.11
Patrimonio:	115,440,042.38
Utilidad o Pérdida:	-14,515,415.49