

Asset Replacement Plan - Narrabri - AJ000

Common

Carports

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0945	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0946	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0947	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0948	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0949	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0950	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0951	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0952	Carport	\$ 5487.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A

Grounds

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0953	Distribution Board	\$ 12301.00	20	01-01-1984	-21.2 years	21.87%	Good	Retain	N/A
NRILU0954	Drainage	\$ 0.00	50	01-01-1984	8.8 years	0.00%	Good	Retain	N/A
NRILU0955	Fencing	\$ 95036.00	20	01-01-1984	-21.2 years	8.75%	Good	Retain	N/A
NRILU0956	Gas Meter	\$ 0.00	15	01-01-1984	-26.2 years	0.00%	Good	Retain	N/A
NRILU0957	Kerb & Gutter	\$ 27805.00	50	01-01-1984	8.8 years	16.62%	Good	Retain	N/A
NRILU0958	Letterboxes	\$ 4573.00	30	01-01-1984	-11.2 years	4.08%	Good	Repair	Unit 6 letter box does not open
NRILU0959	Lighting Bollards	\$ 12690.00	15	01-01-1984	-26.2 years	22.16%	Good	Retain	N/A
NRILU0960	Power Supply	\$ 0.00	40	01-01-1984	-1.2 years	0.00%	Good	Retain	N/A
NRILU0961	Roads	\$ 267532.00	25	01-01-1984	-16.2 years	69.97%	Good	Retain	N/A
NRILU0962	Sewer	\$ 0.00	80	01-01-1984	38.8 years	0.00%	Good	Retain	N/A
NRILU0963	Signage	\$ 4573.00	7	01-01-1984	-34.2 years	3.75%	Good	Retain	N/A
NRILU0964	Telephone/Com ms services	\$ 0.00	40	01-01-1984	-1.2 years	0.00%	Good	Retain	N/A
NRILU0965	Water Mains	\$ 0.00	80	01-01-1984	38.8 years	0.00%	Good	Retain	N/A

Unit 1-4

NRILU0966	Patio	\$ 4801.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU0967	Hydrants	\$ 342.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	N/A
NRILU1053	FIP System	\$ 0.00	15	01-01-1984	-26.2 years	0.00%	Good	Retain	N/A

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0001	Roof	\$ 35670.00	50	01-01-1984	8.8 years	21.87%	Fair	Retain	N/A

Unit 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0002	Hot Water System - Electric	\$ 2214.00	12	01-12-2003	-9.3 years	20.23%	Good	Retain	
NRILU0003	Insulation	\$ 2961.00	20	01-12-2003	-1.3 years	0.00%	Poor	Replace	
NRILU0004	Lighting	\$ 1462.00	15	01-12-2003	-6.3 years	16.19%	Fair	Retain	Outside light not working
NRILU0005	Sarking	\$ 3635.00	25	01-01-1984	-16.2 years	48.56%	Poor	Replace	LeakingSarking continues to leak
NRILU0006	Smoke Alarms	\$ 242.00	20	01-12-2003	-1.3 years	12.14%	Good	Retain	3 Smoke Alarms - Lounge, Bedroom & Bathroom
NRILU0007	Electrical Switchboard	\$ 1823.00	20	01-12-2003	-1.3 years	46.12%	Good	Retain	Internal

Unit 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0048	Hot Water System - Electric	\$ 2214.00	12	01-11-2004	-8.4 years	50.66%	Good	Retain	
NRILU0049	Insulation	\$ 3286.00	20	01-11-2004	-0.4 years	0.00%	Good	Retain	N/A
NRILU0050	Lighting	\$ 1623.00	15	01-11-2004	-5.4 years	23.33%	Good	Retain	N/A
NRILU0051	Sarking	\$ 4035.00	25	01-01-1984	-16.2 years	38.49%	Good	Retain	N/A
NRILU0052	Smoke Alarms	\$ 268.00	20	01-11-2004	-0.4 years	16.66%	Good	Retain	N/A
NRILU0053	Electrical Switchboard	\$ 2023.00	20	01-11-2004	-0.4 years	91.90%	Good	Retain	N/A

NRILU1054	Hot Water System - Electric	\$ 2458.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A
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Unit 3

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0094	Hot Water System - Electric	\$ 2214.00	12	01-11-2005	-7.4 years	20.23%	Good	Retain	
NRILU0095	Insulation	\$ 2961.00	20	01-11-2005	0.6 years	0.00%	Good	Retain	
NRILU0096	Lighting	\$ 1462.00	15	01-11-2005	-4.4 years	14.56%	Good	Retain	
NRILU0097	Sarking	\$ 3635.00	25	01-01-1984	-16.2 years	75.75%	Good	Retain	
NRILU0098	Smoke Alarms	\$ 242.00	20	01-11-2005	0.6 years	19.42%	Good	Retain	2 Smoke Detectors - Lounge, Bedroom

Unit 4

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0140	Hot Water System - Electric	\$ 2214.00	12	01-07-2004	-8.7 years	32.37%	Good	Retain	
NRILU0141	Insulation	\$ 2961.00	20	01-07-2004	-0.7 years	0.00%	Good	Retain	
NRILU0142	Lighting	\$ 1462.00	15	01-07-2004	-5.7 years	1.71%	Good	Retain	
NRILU0143	Sarking	\$ 3635.00	25	01-01-1984	-16.2 years	77.69%	Good	Retain	
NRILU0144	Smoke Alarms	\$ 242.00	20	01-07-2004	-0.7 years	8.74%	Good	Retain	3 Smoke Detectors - 1 Lounge, Bedroom, Bathroom
NRILU0145	Electrical Switchboard	\$ 1823.00	20	01-07-2004	-0.7 years	38.84%	Good	Retain	

Unit 1

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0022	Exhaust Fan	\$ 236.00	10	01-12-2003	-11.3 years	8.77%	Good	Retain	3 in 1 style
NRILU0023	Interior Painting	\$ 329.00	10	01-12-2003	-11.3 years	0.97%	Poor	Retain	
NRILU0024	Tapware	\$ 1210.00	15	01-12-2003	-6.3 years	129.48%	Fair	Retain	
NRILU0025	Shower Screen	\$ 1081.00	20	01-12-2003	-1.3 years	19.43%	Fair	Retain	
NRILU0026	Tiles - Floor	\$ 3656.00	20	01-12-2003	-1.3 years	8.25%	Good	Retain	

NRILU0027	Tiles - Wall	\$ 3048.00	20	01-12-2003	-1.3 years	10.68%	Fair	Retain	
NRILU0028	Toilet & Cistern	\$ 1246.00	20	01-12-2003	-1.3 years	43.70%	Fair	Retain	
NRILU0968	Sink & Fittings	\$ 1472.00	15	08-11-2022	12.6 years	0.00%	Poor	Retain	Unknown installation date, assessment date used for installation date

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0017	Blind	\$ 309.00	10	01-12-2003	-11.3 years	24.27%	Good	Retain	x1 Vertical
NRILU0018	Carpet	\$ 669.00	8	01-12-2003	-13.3 years	15.18%	Good	Retain	Carpet in good condition
NRILU0019	Ceiling Fan	\$ 545.00	10	01-12-2003	-11.3 years	18.48%	Good	Retain	
NRILU0020	Interior Painting	\$ 576.00	10	01-12-2003	-11.3 years	24.31%	Fair	Retain	Marks
NRILU0021	Wardrobe	\$ 1905.00	10	01-12-2003	-11.3 years	24.28%	Good	Retain	Built-in Wardrobe, sliding door with mirror

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0034	Carpet	\$ 803.00	8	01-12-2003	-13.3 years	13.36%	Fair	Repair	Requires deep clean
NRILU0035	Interior Painting	\$ 690.00	10	01-12-2003	-11.3 years	36.90%	Poor	Replace	Marks from water leaking from roofMarks persist

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0008	Blind	\$ 309.00	10	01-12-2003	-11.3 years	24.27%	Good	Retain	x1 Vertical
NRILU0009	Benchtops	\$ 2175.00	20	01-12-2003	-1.3 years	6.07%	Good	Retain	
NRILU0011	Interior Painting	\$ 442.00	10	01-12-2003	-11.3 years	8.76%	Fair	Retain	
NRILU0012	Kitchen Cabinets	\$ 3543.00	20	01-12-2003	-1.3 years	19.42%	Good	Retain	
NRILU0013	Oven	\$ 1308.00	12	01-12-2003	-9.3 years	161.82%	Fair	Replace	
NRILU0014	Rangehood	\$ 556.00	12	01-12-2003	-9.3 years	10.12%	Good	Retain	
NRILU0015	Sink & Fittings	\$ 1472.00	15	01-12-2003	-6.3 years	58.29%	Good	Retain	Leaking
NRILU0016	Vinyl Flooring	\$ 721.00	10	01-12-2003	-11.3 years	43.69%	Good	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0029	Blind	\$ 618.00	10	01-12-2003	-11.3 years	18.45%	Good	Retain	x1 Vertical
NRILU0030	Air Conditioner - Split System	\$ 3059.00	10	01-12-2003	-11.3 years	78.64%	Good	Retain	Outdoor Unit, Model No.:RXS60JVMA, Serial No.:E009296
NRILU0031	Carpet	\$ 710.00	8	01-12-2003	-13.3 years	1.82%	Fair	Repair	Requires deep clean
NRILU0032	Ceiling Fan	\$ 545.00	10	01-12-2003	-11.3 years	24.31%	Good	Retain	
NRILU0033	Interior Painting	\$ 618.00	10	01-12-2003	-11.3 years	38.83%	Poor	Replace	Marks from water leaking from roofWater marks persist

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0036	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	21.89%	Good	Retain	N/A
NRILU0037	Doors	\$ 2914.00	30	01-01-1984	-11.2 years	7.12%	Good	Retain	
NRILU0038	Downpipes	\$ 1617.00	20	01-01-1984	-21.2 years	5.83%	Good	Retain	
NRILU0039	Exterior Painting	\$ 1359.00	10	01-01-1984	-31.2 years	4.37%	Good	Retain	
NRILU0040	Fascias	\$ 2667.00	20	01-01-1984	-21.2 years	3.40%	Good	Retain	
NRILU0041	Flyscreens	\$ 1730.00	10	01-01-1984	-31.2 years	73.80%	Good	Retain	
NRILU0042	Guttering	\$ 2616.00	20	01-01-1984	-21.2 years	29.13%	Good	Retain	
NRILU0043	Path	\$ 2039.00	30	01-01-1984	-11.2 years	6.47%	Good	Retain	Concrete
NRILU0044	Porch	\$ 947.00	30	01-01-1984	-11.2 years	40.48%	Good	Retain	Concrete
NRILU0045	Handrails	\$ 1854.00	20	01-01-1984	-21.2 years	4.37%	Good	Retain	Metal
NRILU0046	Water Meter	\$ 360.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0047	Windows	\$ 5108.00	30	01-01-1984	-11.2 years	10.35%	Poor	Replace	Outside bricks broken hole present in windows fixing. . AluminiumCondition unchanged

**Bathroom**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0068	Exhaust Fan	\$ 262.00	10	01-11-2004	-10.4 years	7.90%	Good	Retain	N/A
NRILU0069	Interior Painting	\$ 365.00	10	01-11-2004	-10.4 years	21.92%	Good	Retain	N/A
NRILU0070	Tapware	\$ 1343.00	15	01-11-2004	-5.4 years	72.91%	Good	Retain	N/A
NRILU0072	Tiles - Floor	\$ 4058.00	20	01-11-2004	-0.4 years	16.62%	Fair	Retain	N/A
NRILU0073	Tiles - Wall	\$ 3384.00	20	01-11-2004	-0.4 years	3.06%	Good	Retain	N/A
NRILU0074	Toilet & Cistern	\$ 1383.00	20	01-11-2004	-0.4 years	87.49%	Good	Retain	N/A
NRILU0969	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A
NRILU1026	Sink & Fittings	\$ 1634.00	15	01-11-2004	-5.4 years	0.00%	Good	Retain	N/A

**Bed 1**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0063	Blind	\$ 342.00	10	01-11-2004	-10.4 years	19.30%	Good	Retain	N/A
NRILU0064	Carpet	\$ 743.00	8	01-11-2004	-12.4 years	16.40%	Good	Retain	N/A
NRILU0065	Ceiling Fan	\$ 605.00	10	01-11-2004	-10.4 years	34.17%	Fair	Retain	When on a slow setting, fan makes noise
NRILU0066	Interior Painting	\$ 640.00	10	01-11-2004	-10.4 years	6.13%	Fair	Retain	N/A
NRILU0067	Wardrobe	\$ 2115.00	10	01-11-2004	-10.4 years	9.62%	Good	Retain	N/A

**Dining**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0080	Carpet	\$ 891.00	8	01-11-2004	-12.4 years	12.04%	Good	Retain	N/A
NRILU0081	Interior Painting	\$ 766.00	10	01-11-2004	-10.4 years	26.24%	Fair	Retain	N/A

**Kitchen**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0054	Blind	\$ 342.00	10	01-11-2004	-10.4 years	19.30%	Good	Retain	N/A
NRILU0055	Benchtops	\$ 2414.00	20	01-11-2004	-0.4 years	2.84%	Good	Retain	N/A
NRILU0057	Interior Painting	\$ 491.00	10	01-11-2004	-10.4 years	35.03%	Good	Retain	N/A
NRILU0058	Kitchen Cabinets	\$ 3932.00	20	01-11-2004	-0.4 years	9.62%	Good	Retain	N/A
NRILU0059	Stove	\$ 1451.00	12	01-11-2004	-8.4 years	25.53%	Good	Retain	N/A
NRILU0060	Rangehood	\$ 617.00	12	01-11-2004	-8.4 years	9.12%	Fair	Retain	N/A

NRILU0061	Sink & Fittings	\$ 1634.00	15	01-11-2004	-5.4 years	64.18%	Good	Retain	N/A
NRILU0062	Vinyl	\$ 800.00	10	01-11-2004	-10.4 years	87.50%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0075	Air Conditioner - Split System	\$ 3395.00	10	01-11-2004	-10.4 years	173.21%	Good	Retain	N/A
NRILU0076	Blind	\$ 685.00	10	01-11-2004	-10.4 years	19.27%	Good	Retain	N/A
NRILU0077	Carpet	\$ 788.00	8	01-11-2004	-12.4 years	1.64%	Good	Retain	N/A
NRILU0078	Ceiling Fan	\$ 605.00	10	01-11-2004	-10.4 years	19.27%	Good	Retain	N/A
NRILU0079	Interior Painting	\$ 685.00	10	01-11-2004	-10.4 years	35.04%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0082	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	7.88%	Good	Retain	N/A
NRILU0083	Doors	\$ 3235.00	30	01-01-1984	-11.2 years	8.75%	Good	Retain	N/A
NRILU0084	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	7.88%	Good	Retain	N/A
NRILU0085	Exterior Painting	\$ 1509.00	10	01-01-1984	-31.2 years	1.75%	Good	Retain	N/A
NRILU0086	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	3.50%	Good	Retain	N/A
NRILU0087	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	70.00%	Good	Retain	N/A
NRILU0088	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	131.24%	Fair	Retain	N/A
NRILU0089	Path	\$ 2263.00	30	01-01-1984	-11.2 years	3.21%	Good	Retain	N/A
NRILU0090	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	1.46%	Good	Retain	N/A
NRILU0092	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0093	Windows	\$ 5670.00	30	01-01-1984	-11.2 years	2.32%	Good	Retain	N/A

Unit 3

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0113	Exhaust Fan	\$ 236.00	10	01-11-2005	-9.4 years	29.24%	Good	Retain	3 in 1 style
NRILU0114	Interior Painting	\$ 329.00	10	01-11-2005	-9.4 years	1.95%	Good	Retain	
NRILU0115	Tapware	\$ 1210.00	15	01-11-2005	-4.4 years	80.92%	Good	Retain	
NRILU0117	Tiles - Floor	\$ 3656.00	20	01-11-2005	0.6 years	4.86%	Good	Retain	
NRILU0118	Tiles - Wall	\$ 3048.00	20	01-11-2005	0.6 years	19.42%	Good	Retain	

NRILU0119	Toilet & Cistern	\$ 1246.00	20	01-11-2005	0.6 years	38.84%	Good	Retain	Toilet roll holder missing
NRILU0970	Sink & Fittings	\$ 1472.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	Unknown installation date, assessment date used for installation date

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0108	Blind	\$ 309.00	10	01-11-2005	-9.4 years	36.89%	Good	Retain	1x Vertical
NRILU0109	Carpet	\$ 669.00	8	01-11-2005	-11.4 years	9.72%	Good	Retain	
NRILU0110	Ceiling Fan	\$ 545.00	10	01-11-2005	-9.4 years	6.81%	Good	Retain	
NRILU0111	Interior Painting	\$ 576.00	10	01-11-2005	-9.4 years	24.31%	Good	Retain	
NRILU0112	Wardrobe	\$ 1905.00	10	01-11-2005	-9.4 years	2.91%	Good	Retain	Built-in Wardrobe, sliding door with mirror

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0125	Carpet	\$ 803.00	8	01-11-2005	-11.4 years	13.36%	Good	Retain	
NRILU0126	Interior Painting	\$ 690.00	10	01-11-2005	-9.4 years	0.97%	Good	Retain	Crack at one spot

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0099	Blind	\$ 309.00	10	01-11-2005	-9.4 years	21.36%	Good	Retain	x1 Vertical
NRILU0100	Benchtops	\$ 2175.00	20	01-11-2005	0.6 years	5.34%	Good	Retain	
NRILU0102	Interior Painting	\$ 442.00	10	01-11-2005	-9.4 years	1.95%	Good	Retain	
NRILU0103	Kitchen Cabinets	\$ 3543.00	20	01-11-2005	0.6 years	10.68%	Good	Retain	
NRILU0104	Oven	\$ 1308.00	12	01-11-2005	-7.4 years	153.73%	Good	Retain	
NRILU0105	Rangehood	\$ 556.00	12	01-11-2005	-7.4 years	3.64%	Good	Retain	
NRILU0106	Sink & Fittings	\$ 1472.00	15	01-11-2005	-4.4 years	129.53%	Good	Retain	
NRILU0107	Vinyl Flooring	\$ 721.00	10	01-11-2005	-9.4 years	92.23%	Good	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0120	Blind	\$ 618.00	10	01-11-2005	-9.4 years	21.36%	Good	Retain	x2 Vertical



NRILU0121	Air Conditioner - Split System	\$ 3059.00	10	01-11-2005	-9.4 years	349.53%	Good	Retain	Outdoor Unit, Model No.:MUZ- GL60VGD, Serial No.:7003172T
NRILU0122	Carpet	\$ 710.00	8	01-11-2005	-11.4 years	13.36%	Good	Retain	
NRILU0123	Ceiling Fan	\$ 545.00	10	01-11-2005	-9.4 years	0.97%	Good	Retain	
NRILU0124	Interior Painting	\$ 618.00	10	01-11-2005	-9.4 years	38.83%	Good	Retain	Crack at one spot

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0127	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	14.88%	Good	Retain	N/A
NRILU0128	Doors	\$ 2914.00	30	01-01-1984	-11.2 years	12.63%	Good	Retain	
NRILU0129	Downpipes	\$ 1617.00	20	01-01-1984	-21.2 years	17.48%	Good	Retain	
NRILU0130	Electrical Switchboard	\$ 1823.00	20	01-01-1984	-21.2 years	97.09%	Good	Retain	Back of Unit 3
NRILU0131	Exterior Painting	\$ 1359.00	10	01-01-1984	-31.2 years	8.26%	Fair	Retain	Peeled off at one spot
NRILU0132	Fascias	\$ 2667.00	20	01-01-1984	-21.2 years	14.57%	Good	Retain	
NRILU0133	Flyscreens	\$ 1730.00	10	01-01-1984	-31.2 years	58.27%	Good	Retain	
NRILU0134	Guttering	\$ 2616.00	20	01-01-1984	-21.2 years	65.54%	Fair	Retain	
NRILU0135	Path	\$ 2039.00	30	01-01-1984	-11.2 years	6.47%	Good	Retain	Concrete
NRILU0136	Porch	\$ 947.00	30	01-01-1984	-11.2 years	64.77%	Good	Retain	Concrete
NRILU0137	Handrails	\$ 1854.00	20	01-01-1984	-21.2 years	5.34%	Good	Retain	Metal
NRILU0138	Water Meter	\$ 360.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0139	Windows	\$ 5108.00	30	01-01-1984	-11.2 years	3.55%	Good	Retain	Aluminium

Unit 4

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0160	Exhaust Fan	\$ 236.00	10	01-07-2004	-10.7 years	6.82%	Good	Retain	One light not working . 3 in 1 style
NRILU0161	Interior Painting	\$ 329.00	10	01-07-2004	-10.7 years	17.51%	Fair	Retain	Marks
NRILU0162	Tapware	\$ 1210.00	15	01-07-2004	-5.7 years	36.35%	Good	Retain	
NRILU0164	Tiles - Floor	\$ 3656.00	20	01-07-2004	-0.7 years	18.93%	Good	Retain	
NRILU0165	Tiles - Wall	\$ 3048.00	20	01-07-2004	-0.7 years	0.00%	Good	Retain	

NRILU0166	Toilet & Cistern	\$ 1246.00	20	01-07-2004	-0.7 years	2.43%	Good	Retain	Toilet & Cistern
NRILU0971	Sink & Fittings	\$ 1472.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	Unknown installation date, assessment date used for installation date

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0155	Blind	\$ 309.00	10	01-07-2004	-10.7 years	0.97%	Good	Retain	x1 Vertical
NRILU0156	Carpet	\$ 669.00	8	01-07-2004	-12.7 years	1.82%	Fair	Retain	Lounge & Bedrooms
NRILU0157	Ceiling Fan	\$ 545.00	10	01-07-2004	-10.7 years	17.50%	Good	Retain	
NRILU0158	Interior Painting	\$ 576.00	10	01-07-2004	-10.7 years	6.81%	Fair	Retain	crack at one spot
NRILU0159	Wardrobe	\$ 1905.00	10	01-07-2004	-10.7 years	8.74%	Fair	Retain	Built-in Wardrobe, sliding door with mirrorMiddle door need to lift to slide

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0172	Carpet	\$ 803.00	8	01-07-2004	-12.7 years	10.93%	Fair	Retain	Marks
NRILU0173	Interior Painting	\$ 690.00	10	01-07-2004	-10.7 years	38.84%	Fair	Retain	Cracks at two spots

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0146	Blind	\$ 309.00	10	01-07-2004	-10.7 years	38.83%	Good	Retain	x1 Vertical
NRILU0147	Benchtops	\$ 2175.00	20	01-07-2004	-0.7 years	1.94%	Good	Retain	
NRILU0149	Interior Painting	\$ 442.00	10	01-07-2004	-10.7 years	29.19%	Very Poor	Retain	Marks
NRILU0150	Kitchen Cabinets	\$ 3543.00	20	01-07-2004	-0.7 years	19.42%	Good	Retain	
NRILU0151	Oven	\$ 1308.00	12	01-07-2004	-8.7 years	161.82%	Good	Retain	
NRILU0152	Rangehood	\$ 556.00	12	01-07-2004	-8.7 years	4.86%	Good	Repair	Rangehood light not working
NRILU0153	Sink & Fittings	\$ 1472.00	15	01-07-2004	-5.7 years	3.24%	Good	Retain	
NRILU0154	Vinyl Flooring	\$ 721.00	10	01-07-2004	-10.7 years	43.69%	Good	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0167	Blind	\$ 618.00	10	01-07-2004	-10.7 years	16.50%	Good	Retain	x2 Vertical
NRILU0168	Air Conditioner - Split System	\$ 3059.00	10	01-07-2004	-10.7 years	89.24%	Good	Retain	Outdoor Unit, Model No.:MUZ- GL60VGD, Serial No.:7003158T
NRILU0169	Carpet	\$ 710.00	8	01-07-2004	-12.7 years	12.15%	Good	Retain	
NRILU0170	Ceiling Fan	\$ 545.00	10	01-07-2004	-10.7 years	24.31%	Good	Retain	
NRILU0171	Interior Painting	\$ 618.00	10	01-07-2004	-10.7 years	38.83%	Very Poor	Retain	Cracks at two spots

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0174	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	0.00%	Good	Retain	N/A
NRILU0175	Doors	\$ 2914.00	30	01-01-1984	-11.2 years	6.15%	Good	Retain	
NRILU0176	Downpipes	\$ 1617.00	20	01-01-1984	-21.2 years	38.84%	Good	Retain	
NRILU0177	Exterior Painting	\$ 1359.00	10	01-01-1984	-31.2 years	18.94%	Good	Retain	
NRILU0178	Fascias	\$ 2667.00	20	01-01-1984	-21.2 years	0.97%	Good	Retain	
NRILU0179	Flyscreens	\$ 1730.00	10	01-01-1984	-31.2 years	33.02%	Good	Retain	
NRILU0180	Guttering	\$ 2616.00	20	01-01-1984	-21.2 years	36.41%	Good	Retain	
NRILU0181	Path	\$ 2039.00	30	01-01-1984	-11.2 years	6.47%	Good	Retain	Concrete
NRILU0182	Porch	\$ 947.00	30	01-01-1984	-11.2 years	16.19%	Good	Retain	Concrete
NRILU0183	Handrails	\$ 1854.00	20	01-01-1984	-21.2 years	12.14%	Good	Retain	Metal
NRILU0184	Water Meter	\$ 360.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0185	Windows	\$ 5108.00	30	01-01-1984	-11.2 years	9.38%	Fair	Retain	AluminiumWindow in living room sticking hard to slide

Unit 5-8

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0186	Roof	\$ 35670.00	50	01-01-1984	8.8 years	34.99%	Good	Retain	N/A

Unit 5

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0188	Insulation	\$ 3286.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0189	Lighting	\$ 1623.00	15	01-01-1984	-26.2 years	23.33%	Good	Retain	N/A
NRILU0190	Sarking	\$ 4035.00	25	01-01-1984	-16.2 years	69.99%	Good	Retain	N/A
NRILU0191	Smoke Alarms	\$ 268.00	20	01-01-1984	-21.2 years	9.65%	Good	Retain	N/A
NRILU0192	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	15.31%	Good	Retain	N/A
NRILU0980	Hot Water System - Electric	\$ 2458.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A

Unit 6

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0236	Insulation	\$ 3286.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0237	Lighting	\$ 1623.00	15	01-01-1984	-26.2 years	22.16%	Good	Retain	N/A
NRILU0238	Sarking	\$ 4035.00	25	01-01-1984	-16.2 years	38.49%	Good	Retain	N/A
NRILU0239	Smoke Alarms	\$ 268.00	20	01-01-1984	-21.2 years	7.01%	Good	Retain	N/A
NRILU0240	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	39.37%	Good	Retain	N/A
NRILU0986	Hot Water System - Electric	\$ 2458.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A

Unit 7

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0284	Insulation	\$ 2961.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0285	Lighting	\$ 1462.00	15	01-01-1984	-26.2 years	24.61%	Good	Retain	
NRILU0286	Sarking	\$ 3635.00	25	01-01-1984	-16.2 years	15.54%	Good	Retain	
NRILU0287	Smoke Alarms	\$ 242.00	20	01-01-1984	-21.2 years	4.86%	Good	Retain	4 Smoke Detectors - 1 Lounge, 1 Kitchen, Bedroom, Bathroom
NRILU0288	Electrical Switchboard	\$ 1823.00	20	01-01-1984	-21.2 years	97.09%	Good	Retain	Internal

NRILU0988	Hot Water System - Electric	\$ 2214.00	12	08-11-2022	9.6 years	0.00%	Fair	Retain	Brand changed, Leakage; Unknown installation date, assessment date used for installation date; Replace asset NRILU0283
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Unit 8

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0331	Hot Water System - Electric	\$ 2214.00	12	01-01-1984	-29.2 years	1.62%	Good	Retain	
NRILU0332	Insulation	\$ 2961.00	20	01-01-1984	-21.2 years	0.00%	Poor	Replace	Water leak indication
NRILU0333	Lighting	\$ 1462.00	15	01-01-1984	-26.2 years	25.90%	Good	Retain	
NRILU0334	Sarking	\$ 3635.00	25	01-01-1984	-16.2 years	77.69%	Poor	Replace	Indication of rain water infiltrationLeak appears the same
NRILU0335	Smoke Alarms	\$ 242.00	20	01-01-1984	-21.2 years	9.71%	Good	Retain	1 Smoke Detector - Lounge
NRILU0336	Electrical Switchboard	\$ 1823.00	20	01-01-1984	-21.2 years	53.40%	Good	Retain	Internal

Unit 5

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0208	Exhaust Fan	\$ 262.00	10	01-01-1984	-31.2 years	2.63%	Good	Retain	One of the lights is not functioning
NRILU0209	Interior Painting	\$ 365.00	10	01-01-1984	-31.2 years	2.63%	Excellent	Retain	N/A
NRILU0210	Tapware	\$ 1343.00	15	01-01-1984	-26.2 years	20.41%	Excellent	Retain	N/A
NRILU0211	Shower Screen	\$ 1200.00	20	01-01-1984	-21.2 years	3.94%	Excellent	Retain	N/A
NRILU0212	Tiles - Floor	\$ 4058.00	20	01-01-1984	-21.2 years	0.44%	Excellent	Retain	N/A
NRILU0213	Tiles - Wall	\$ 3384.00	20	01-01-1984	-21.2 years	17.49%	Excellent	Retain	N/A
NRILU0214	Toilet & Cistern	\$ 1383.00	20	01-01-1984	-21.2 years	39.37%	Excellent	Retain	N/A
NRILU0972	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Excellent	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0202	Carpet	\$ 743.00	8	01-01-1984	-33.2 years	13.67%	Excellent	Retain	N/A
NRILU0205	Ceiling Fan	\$ 605.00	10	01-01-1984	-31.2 years	15.77%	Good	Retain	N/A
NRILU0206	Interior Painting	\$ 640.00	10	01-01-1984	-31.2 years	1.75%	Excellent	Retain	N/A
NRILU0207	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	11.37%	Excellent	Retain	N/A
NRILU0973	Blind	\$ 342.00	10	08-11-2022	7.6 years	0.00%	Excellent	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0222	Interior Painting	\$ 766.00	10	01-01-1984	-31.2 years	19.24%	Good	Retain	N/A
NRILU0974	Vinyl	\$ 857.00	10	08-11-2022	7.6 years	0.00%	Excellent	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0193	Blind	\$ 342.00	10	01-01-1984	-31.2 years	0.88%	Good	Retain	N/A
NRILU0194	Benchtops	\$ 2414.00	20	01-01-1984	-21.2 years	0.44%	Good	Retain	N/A
NRILU0196	Interior Painting	\$ 491.00	10	01-01-1984	-31.2 years	1.75%	Good	Retain	N/A
NRILU0197	Kitchen Cabinets	\$ 3932.00	20	01-01-1984	-21.2 years	7.87%	Good	Retain	N/A
NRILU0199	Rangehood	\$ 617.00	12	01-01-1984	-29.2 years	5.83%	Good	Retain	N/A
NRILU0200	Sink & Fittings	\$ 1634.00	15	01-01-1984	-26.2 years	64.18%	Good	Retain	N/A
NRILU0201	Vinyl	\$ 800.00	10	01-01-1984	-31.2 years	19.69%	Good	Retain	N/A
NRILU0975	Cooktop	\$ 1394.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A
NRILU0976	Dishwasher	\$ 1143.00	8	08-11-2022	5.6 years	0.00%	Excellent	Retain	N/A
NRILU0977	Oven	\$ 1451.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0215	Blind	\$ 685.00	10	01-01-1984	-31.2 years	0.00%	Good	Retain	N/A
NRILU0216	Air Conditioner - Split System	\$ 3395.00	10	01-01-1984	-31.2 years	196.83%	Good	Retain	N/A
NRILU0218	Ceiling Fan	\$ 605.00	10	01-01-1984	-31.2 years	15.77%	Good	Retain	N/A
NRILU0220	Interior Painting	\$ 685.00	10	01-01-1984	-31.2 years	9.64%	Good	Retain	N/A
NRILU0978	Blind	\$ 685.00	10	08-11-2022	7.6 years	0.00%	Excellent	Retain	N/A

Unit Exterior	NRILU0979	Vinyl	\$ 891.00	10	08-11-2022	7.6 years	0.00%	Excellent	Retain	N/A
	Unit Exterior									
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0223	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	26.26%	Good	Retain	N/A
	NRILU0224	Doors	\$ 3235.00	30	01-01-1984	-11.2 years	0.87%	Fair	Retain	N/A
	NRILU0225	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	14.88%	Good	Retain	N/A
	NRILU0226	Exterior Painting	\$ 1509.00	10	01-01-1984	-31.2 years	7.87%	Good	Retain	N/A
	NRILU0227	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	10.93%	Good	Retain	N/A
	NRILU0228	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	52.50%	Good	Retain	N/A
	NRILU0229	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	82.03%	Good	Retain	N/A
	NRILU0230	Path	\$ 2263.00	30	01-01-1984	-11.2 years	2.48%	Good	Retain	N/A
	NRILU0231	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	5.84%	Good	Retain	N/A
Unit 6	NRILU0232	Handrails	\$ 2057.00	20	01-01-1984	-21.2 years	9.63%	Good	Retain	N/A
	NRILU0233	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
	NRILU0234	Windows	\$ 5670.00	30	01-01-1984	-11.2 years	6.70%	Good	Retain	N/A
	Unit 6									
	Bathroom									
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0256	Exhaust Fan	\$ 262.00	10	01-01-1984	-31.2 years	35.11%	Good	Retain	N/A
	NRILU0257	Interior Painting	\$ 365.00	10	01-01-1984	-31.2 years	35.07%	Good	Retain	N/A
	NRILU0258	Tapware	\$ 1343.00	15	01-01-1984	-26.2 years	101.58%	Good	Retain	N/A
	NRILU0259	Shower Screen	\$ 1200.00	20	01-01-1984	-21.2 years	13.40%	Good	Retain	N/A
	NRILU0260	Tiles - Floor	\$ 4058.00	20	01-01-1984	-21.2 years	2.92%	Good	Retain	N/A
	NRILU0261	Tiles - Wall	\$ 3384.00	20	01-01-1984	-21.2 years	17.49%	Good	Retain	N/A
Bed 1	NRILU0262	Toilet & Cistern	\$ 1383.00	20	01-01-1984	-21.2 years	43.75%	Good	Retain	N/A
	NRILU0982	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A
	Bed 1									
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0250	Carpet	\$ 743.00	8	01-01-1984	-33.2 years	10.39%	Good	Retain	N/A
	NRILU0251	Blind	\$ 342.00	10	01-01-1984	-31.2 years	35.09%	Good	Retain	N/A

NRILU0253	Ceiling Fan	\$ 605.00	10	01-01-1984	-31.2 years	21.90%	Good	Retain	N/A
NRILU0254	Interior Painting	\$ 640.00	10	01-01-1984	-31.2 years	20.37%	Good	Retain	N/A
NRILU0255	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	34.99%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0270	Interior Painting	\$ 766.00	10	01-01-1984	-31.2 years	19.60%	Good	Retain	N/A
NRILU0984	Blind	\$ 342.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
NRILU1027	Vinyl	\$ 800.00	10	08-01-2024	8.8 years	0.00%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0241	Blind	\$ 342.00	10	01-01-1984	-31.2 years	19.30%	Good	Retain	N/A
NRILU0242	Benchtops	\$ 2414.00	20	01-01-1984	-21.2 years	5.47%	Good	Retain	N/A
NRILU0244	Interior Painting	\$ 491.00	10	01-01-1984	-31.2 years	25.29%	Good	Retain	N/A
NRILU0245	Kitchen Cabinets	\$ 3932.00	20	01-01-1984	-21.2 years	18.25%	Good	Retain	N/A
NRILU0247	Rangehood	\$ 617.00	12	01-01-1984	-29.2 years	14.59%	Good	Retain	N/A
NRILU0248	Sink & Fittings	\$ 1634.00	15	01-01-1984	-26.2 years	5.83%	Good	Retain	N/A
NRILU0249	Vinyl	\$ 800.00	10	01-01-1984	-31.2 years	28.44%	Good	Retain	N/A
NRILU1028	Oven	\$ 1451.00	12	08-01-2024	10.8 years	0.00%	Good	Retain	N/A
NRILU1029	Cooktop	\$ 1394.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A
NRILU1030	Dishwasher	\$ 1143.00	8	08-11-2022	5.6 years	0.00%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0263	Blind	\$ 685.00	10	01-01-1984	-31.2 years	8.76%	Good	Retain	N/A
NRILU0264	Air Conditioner - Split System	\$ 3395.00	10	01-01-1984	-31.2 years	141.72%	Good	Retain	N/A
NRILU0266	Ceiling Fan	\$ 605.00	10	01-01-1984	-31.2 years	0.88%	Good	Retain	N/A
NRILU0268	Interior Painting	\$ 685.00	10	01-01-1984	-31.2 years	11.32%	Good	Retain	N/A
NRILU1031	Vinyl	\$ 800.00	10	08-01-2024	8.8 years	0.00%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0271	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	15.76%	Good	Retain	N/A



NRILU0272	Doors	\$ 3235.00	30	01-01-1984	-11.2 years	11.66%	Good	Retain	N/A
NRILU0273	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	21.88%	Fair	Retain	N/A
NRILU0274	Exterior Painting	\$ 1509.00	10	01-01-1984	-31.2 years	3.94%	Fair	Retain	N/A
NRILU0275	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	3.06%	Good	Retain	N/A
NRILU0276	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	66.50%	Good	Retain	N/A
NRILU0277	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	59.06%	Good	Retain	N/A
NRILU0278	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.83%	Good	Retain	N/A
NRILU0279	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	17.40%	Good	Retain	N/A
NRILU0280	Handrails	\$ 2057.00	20	01-01-1984	-21.2 years	0.88%	Good	Retain	The paint has worn off
NRILU0281	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0282	Windows	\$ 5670.00	30	01-01-1984	-11.2 years	4.07%	Good	Retain	Difficult to slide window

Unit 7

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0304	Exhaust Fan	\$ 236.00	10	01-01-1984	-31.2 years	0.00%	Good	Retain	3 in 1 style
NRILU0305	Interior Painting	\$ 329.00	10	01-10-2024	9.5 years	0.00%	Excellent	Retain	
NRILU0306	Tapware	\$ 1210.00	15	01-01-1984	-26.2 years	71.21%	Good	Retain	
NRILU0307	Shower Screen	\$ 1081.00	20	01-10-2024	19.5 years	0.00%	Excellent	Retain	
NRILU0308	Tiles - Floor	\$ 3656.00	20	01-01-1984	-21.2 years	11.65%	Fair	Retain	
NRILU0309	Tiles - Wall	\$ 3048.00	20	01-01-1984	-21.2 years	12.14%	Good	Retain	
NRILU0310	Toilet & Cistern	\$ 1246.00	20	01-01-1984	-21.2 years	2.43%	Good	Retain	
NRILU0987	Sink & Fittings	\$ 1472.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	Unknown installation date, assessment date used for installation date

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0298	Carpet	\$ 669.00	8	01-09-2015	-1.6 years	24.29%	Good	Retain	
NRILU0299	Blind	\$ 309.00	10	01-01-1984	-31.2 years	16.50%	Good	Retain	x1 Vertical

NRILU0300	Curtain	\$ 824.00	6	01-01-1984	-35.2 years	0.00%	Good	Retain	x1
NRILU0301	Ceiling Fan	\$ 545.00	10	01-01-1984	-31.2 years	18.48%	Good	Retain	
NRILU0302	Interior Painting	\$ 576.00	10	01-10-2024	9.5 years	0.00%	Excellent	Retain	
NRILU0303	Wardrobe	\$ 1905.00	10	01-01-1984	-31.2 years	18.45%	Good	Retain	Built-in Wardrobe, sliding door with mirror

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0317	Carpet	\$ 803.00	8	01-09-2015	-1.6 years	4.86%	Good	Retain	
NRILU0318	Interior Painting	\$ 690.00	10	01-09-2015	0.4 years	38.84%	Fair	Retain	

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0289	Blind	\$ 309.00	10	01-01-1984	-31.2 years	24.27%	Good	Retain	x1 Vertical
NRILU0290	Benchtops	\$ 2175.00	20	01-01-1984	-21.2 years	9.71%	Good	Retain	
NRILU0292	Interior Painting	\$ 442.00	10	01-09-2015	0.4 years	36.97%	Fair	Retain	Cracks at cornices
NRILU0293	Kitchen Cabinets	\$ 3543.00	20	01-01-1984	-21.2 years	18.45%	Good	Retain	
NRILU0294	Oven	\$ 1308.00	12	01-01-1984	-29.2 years	101.14%	Good	Retain	
NRILU0295	Rangehood	\$ 556.00	12	01-01-1984	-29.2 years	4.05%	Good	Retain	
NRILU0296	Sink & Fittings	\$ 1472.00	15	01-01-1984	-26.2 years	0.00%	Good	Retain	
NRILU0297	Vinyl Flooring	\$ 721.00	10	01-09-2015	0.4 years	31.55%	Good	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0311	Blind	\$ 618.00	10	01-01-1984	-31.2 years	7.77%	Good	Retain	x2 Vertical
NRILU0312	Air Conditioner - Split System	\$ 2734.00	10	30-06-2022	7.3 years	0.00%	Good	Retain	Panasonic split system - 5kw Daikin Inverter
NRILU0313	Carpet	\$ 710.00	8	01-09-2015	-1.6 years	9.72%	Good	Retain	
NRILU0314	Ceiling Fan	\$ 545.00	10	01-01-1984	-31.2 years	21.39%	Good	Retain	
NRILU0315	Curtain	\$ 824.00	6	01-01-1984	-35.2 years	0.00%	Good	Retain	x1
NRILU0316	Interior Painting	\$ 618.00	10	01-09-2015	0.4 years	36.89%	Fair	Retain	Crack at one spot

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0319	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	35.02%	Good	Retain	N/A
NRILU0320	Doors	\$ 2914.00	30	01-01-1984	-11.2 years	0.00%	Good	Retain	
NRILU0321	Downpipes	\$ 1617.00	20	01-01-1984	-21.2 years	21.36%	Good	Retain	
NRILU0322	Exterior Painting	\$ 1359.00	10	01-01-1984	-31.2 years	10.68%	Good	Retain	
NRILU0323	Fascias	\$ 2667.00	20	01-01-1984	-21.2 years	8.74%	Good	Retain	
NRILU0324	Flyscreens	\$ 1730.00	10	01-01-1984	-31.2 years	38.84%	Good	Retain	
NRILU0325	Guttering	\$ 2616.00	20	01-01-1984	-21.2 years	61.90%	Good	Retain	
NRILU0326	Path	\$ 2039.00	30	01-01-1984	-11.2 years	0.81%	Good	Retain	Concrete
NRILU0327	Porch	\$ 947.00	30	01-01-1984	-11.2 years	35.62%	Good	Retain	Concrete
NRILU0328	Handrails	\$ 1854.00	20	01-01-1984	-21.2 years	19.42%	Good	Retain	Metal
NRILU0329	Water Meter	\$ 360.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0330	Windows	\$ 5108.00	30	01-01-1984	-11.2 years	4.52%	Good	Retain	Aluminium

Unit 8

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0352	Exhaust Fan	\$ 236.00	10	01-01-1984	-31.2 years	38.98%	Good	Retain	3 in 1 style
NRILU0353	Interior Painting	\$ 329.00	10	01-01-1984	-31.2 years	38.91%	Fair	Retain	
NRILU0354	Tapware	\$ 1210.00	15	01-01-1984	-26.2 years	71.21%	Fair	Retain	Shower tap leakingLeak appears fixed
NRILU0355	Shower Screen	\$ 1081.00	20	01-01-1984	-21.2 years	9.23%	Good	Retain	
NRILU0356	Tiles - Floor	\$ 3656.00	20	01-01-1984	-21.2 years	10.68%	Good	Retain	
NRILU0357	Tiles - Wall	\$ 3048.00	20	01-01-1984	-21.2 years	8.74%	Good	Retain	
NRILU0358	Toilet & Cistern	\$ 1246.00	20	01-01-1984	-21.2 years	41.27%	Good	Retain	
NRILU0989	Sink & Fittings	\$ 1472.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	Unknown installation date, assessment date used for installation date

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0346	Carpet	\$ 669.00	8	01-01-1984	-33.2 years	13.36%	Good	Retain	
NRILU0347	Blind	\$ 309.00	10	01-01-1984	-31.2 years	21.36%	Good	Retain	x1 Vertical
NRILU0348	Curtain	\$ 824.00	6	01-01-1984	-35.2 years	0.00%	Good	Retain	x1
NRILU0349	Ceiling Fan	\$ 545.00	10	01-01-1984	-31.2 years	6.81%	Good	Retain	
NRILU0350	Interior Painting	\$ 576.00	10	01-01-1984	-31.2 years	3.89%	Fair	Retain	Cracks at two spots
NRILU0351	Wardrobe	\$ 1905.00	10	01-01-1984	-31.2 years	9.71%	Good	Retain	Built-in Wardrobe, sliding door with mirror

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0364	Carpet	\$ 803.00	8	01-01-1984	-33.2 years	23.07%	Good	Retain	
NRILU0365	Interior Painting	\$ 690.00	10	01-01-1984	-31.2 years	21.36%	Fair	Retain	Marks and cracks at cornices

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0337	Blind	\$ 309.00	10	01-01-1984	-31.2 years	38.83%	Good	Retain	x1 Vertical
NRILU0338	Benchtops	\$ 2175.00	20	01-01-1984	-21.2 years	4.37%	Good	Retain	
NRILU0340	Interior Painting	\$ 442.00	10	01-01-1984	-31.2 years	9.73%	Fair	Retain	Crack at cornices
NRILU0341	Kitchen Cabinets	\$ 3543.00	20	01-01-1984	-21.2 years	10.68%	Good	Retain	
NRILU0342	Oven	\$ 1308.00	12	01-01-1984	-29.2 years	32.36%	Good	Retain	
NRILU0343	Rangehood	\$ 556.00	12	01-01-1984	-29.2 years	2.02%	Good	Retain	
NRILU0344	Sink & Fittings	\$ 1472.00	15	01-01-1984	-26.2 years	126.29%	Good	Retain	leaking
NRILU0345	Vinyl Flooring	\$ 721.00	10	01-01-1984	-31.2 years	97.09%	Good	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0359	Blind	\$ 618.00	10	01-01-1984	-31.2 years	18.45%	Good	Retain	x1 Vertical
NRILU0360	Air Conditioner - Split System	\$ 3059.00	10	01-01-1984	-31.2 years	192.24%	Good	Retain	Outdoor Unit, Model No.:MUZ-GL60VGD, Serial No.:7003117T

NRILU0361	Carpet	\$ 710.00	8	01-01-1984	-33.2 years	5.47%	Good	Retain	
NRILU0362	Ceiling Fan	\$ 545.00	10	01-01-1984	-31.2 years	36.95%	Good	Retain	
NRILU0363	Interior Painting	\$ 618.00	10	01-01-1984	-31.2 years	17.48%	Good	Retain	

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0366	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	14.88%	Good	Retain	N/A
NRILU0367	Doors	\$ 2914.00	30	01-01-1984	-11.2 years	12.95%	Good	Retain	
NRILU0368	Downpipes	\$ 1617.00	20	01-01-1984	-21.2 years	17.48%	Good	Retain	
NRILU0369	Exterior Painting	\$ 1359.00	10	01-01-1984	-31.2 years	5.34%	Good	Retain	
NRILU0370	Fascias	\$ 2667.00	20	01-01-1984	-21.2 years	10.68%	Good	Retain	
NRILU0371	Flyscreens	\$ 1730.00	10	01-01-1984	-31.2 years	42.73%	Good	Retain	
NRILU0372	Guttering	\$ 2616.00	20	01-01-1984	-21.2 years	36.41%	Good	Retain	
NRILU0373	Path	\$ 2039.00	30	01-01-1984	-11.2 years	2.75%	Good	Retain	Concrete
NRILU0374	Porch	\$ 947.00	30	01-01-1984	-11.2 years	64.77%	Good	Retain	Concrete
NRILU0375	Handrails	\$ 1854.00	20	01-01-1984	-21.2 years	10.68%	Good	Retain	Metal
NRILU0376	Water Meter	\$ 360.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	
NRILU0377	Windows	\$ 5108.00	30	01-01-1984	-11.2 years	7.43%	Good	Retain	Aluminium

Unit 11-12

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0378	Roof	\$ 20579.00	50	01-01-1984	8.8 years	6.12%	Good	Retain	N/A

Unit 11

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0379	Hot Water System - Electric	\$ 2458.00	12	01-01-1984	-29.2 years	27.70%	Good	Retain	It is rusted, and the serial and model numbers are no longer readable.
NRILU0380	Insulation	\$ 3098.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0381	Lighting	\$ 1966.00	15	01-01-1984	-26.2 years	0.00%	Good	Retain	N/A
NRILU0382	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	69.97%	Good	Retain	N/A

NRILU0384	Smoke Alarms	\$ 268.00	20	01-01-1984	-21.2 years	17.54%	Good	Retain	N/A
NRILU0385	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	54.68%	Good	Retain	N/A

Unit 12

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0439	Hot Water System - Electric	\$ 2458.00	12	01-01-1984	-29.2 years	28.43%	Good	Retain	N/A
NRILU0440	Insulation	\$ 3098.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0441	Lighting	\$ 1966.00	15	01-01-1984	-26.2 years	0.00%	Good	Retain	N/A
NRILU0442	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	19.24%	Good	Retain	N/A
NRILU0444	Smoke Alarms	\$ 268.00	20	01-01-1984	-21.2 years	5.26%	Good	Retain	N/A
NRILU0445	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	37.18%	Good	Retain	N/A

Unit 11

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0411	Exhaust Fan	\$ 262.00	10	01-01-1984	-31.2 years	19.31%	Good	Retain	N/A
NRILU0412	Interior Painting	\$ 228.00	10	01-01-1984	-31.2 years	17.54%	Good	Retain	N/A
NRILU0413	Tapware	\$ 1343.00	15	01-01-1984	-26.2 years	110.82%	Good	Retain	N/A
NRILU0414	Shower Screen	\$ 1200.00	20	01-01-1984	-21.2 years	4.38%	Good	Retain	N/A
NRILU0415	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	3.94%	Good	Retain	N/A
NRILU0416	Tiles - Wall	\$ 1692.00	20	01-01-1984	-21.2 years	1.75%	Good	Retain	N/A
NRILU0417	Toilet & Cistern	\$ 1383.00	20	01-01-1984	-21.2 years	4.37%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0396	Blind	\$ 342.00	10	01-01-1984	-31.2 years	6.14%	Good	Retain	N/A
NRILU0397	Carpet	\$ 994.00	8	01-01-1984	-33.2 years	21.88%	Good	Retain	N/A
NRILU0399	Interior Painting	\$ 857.00	10	01-01-1984	-31.2 years	35.01%	Fair	Retain	N/A
NRILU0400	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	0.00%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0401	Carpet	\$ 685.00	8	01-01-1984	-33.2 years	21.90%	Good	Retain	N/A
NRILU0402	Blind	\$ 342.00	10	01-01-1984	-31.2 years	9.65%	Good	Retain	N/A
NRILU0404	Interior Painting	\$ 548.00	10	01-01-1984	-31.2 years	8.76%	Good	Retain	N/A
NRILU0405	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	19.24%	Good	Retain	N/A
NRILU1032	Ceiling Fan	\$ 605.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0424	Interior Painting	\$ 731.00	10	01-01-1984	-31.2 years	14.88%	Good	Retain	N/A
NRILU1033	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0426	Interior Painting	\$ 137.00	10	01-01-1984	-31.2 years	15.77%	Good	Retain	N/A
NRILU1034	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0386	Blind	\$ 342.00	10	01-01-1984	-31.2 years	0.88%	Good	Retain	N/A
NRILU0387	Benchtops	\$ 2414.00	20	01-01-1984	-21.2 years	2.84%	Good	Retain	N/A
NRILU0390	Interior Painting	\$ 400.00	10	01-01-1984	-31.2 years	1.75%	Good	Retain	N/A
NRILU0391	Kitchen Cabinets	\$ 3932.00	20	01-01-1984	-21.2 years	7.44%	Good	Retain	N/A
NRILU0393	Rangehood	\$ 617.00	12	01-01-1984	-29.2 years	14.59%	Good	Retain	N/A
NRILU0394	Sink & Fittings	\$ 1634.00	15	01-01-1984	-26.2 years	35.01%	Good	Retain	N/A
NRILU0395	Vinyl	\$ 800.00	10	01-01-1984	-31.2 years	28.44%	Good	Retain	N/A
NRILU1035	Oven	\$ 1451.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A
NRILU1036	Dishwasher	\$ 1143.00	8	08-11-2022	5.6 years	0.00%	Good	Retain	N/A
NRILU1037	Cooktop	\$ 1394.00	12	08-11-2022	9.6 years	0.00%	Good	Retain	N/A

Laundry

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0406	Interior Painting	\$ 228.00	10	01-01-1984	-31.2 years	19.30%	Good	Retain	N/A

NRILU0407	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	17.50%	Good	Retain	N/A
NRILU0408	Tiles - Wall	\$ 1692.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0992	Sink & Fittings	\$ 1634.00	15	01-10-2024	14.5 years	0.00%	Excellent	Retain	

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0418	Blind	\$ 685.00	10	01-01-1984	-31.2 years	7.88%	Good	Retain	N/A
NRILU0419	Air Conditioner - Split System	\$ 3395.00	10	01-01-1984	-31.2 years	149.59%	Good	Retain	N/A
NRILU0422	Interior Painting	\$ 731.00	10	01-01-1984	-31.2 years	33.27%	Good	Retain	N/A
NRILU1038	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0427	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	15.76%	Good	Retain	N/A
NRILU0428	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	5.25%	Fair	Retain	N/A
NRILU0429	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	14.00%	Good	Retain	N/A
NRILU0430	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	7.44%	Good	Retain	N/A
NRILU0431	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	17.06%	Good	Retain	N/A
NRILU0432	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	66.50%	Good	Retain	N/A
NRILU0433	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	16.41%	Good	Retain	N/A
NRILU0434	Path	\$ 2263.00	30	01-01-1984	-11.2 years	1.02%	Good	Retain	N/A
NRILU0435	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	5.84%	Good	Retain	N/A
NRILU0436	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	4.38%	Good	Retain	N/A
NRILU0437	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0438	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	13.34%	Good	Retain	N/A

Unit 12

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0469	Exhaust Fan	\$ 262.00	10	01-01-1984	-31.2 years	17.56%	Good	Retain	N/A
NRILU0470	Interior Painting	\$ 228.00	10	01-09-2013	-1.6 years	10.53%	Good	Retain	N/A
NRILU0471	Tapware	\$ 1343.00	15	01-01-1984	-26.2 years	116.65%	Good	Retain	N/A
NRILU0472	Shower Screen	\$ 1200.00	20	01-01-1984	-21.2 years	16.63%	Good	Retain	N/A



NRILU0473	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	1.31%	Fair	Retain	N/A
NRILU0474	Tiles - Wall	\$ 1692.00	20	01-01-1984	-21.2 years	1.31%	Good	Retain	N/A
NRILU0475	Toilet & Cistern	\$ 1383.00	20	01-01-1984	-21.2 years	83.12%	Good	Retain	N/A
NRILU0993	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0456	Blind	\$ 342.00	10	01-01-1984	-31.2 years	34.21%	Good	Retain	N/A
NRILU0457	Carpet	\$ 994.00	8	01-09-2013	-3.6 years	0.55%	Good	Retain	N/A
NRILU0459	Interior Painting	\$ 857.00	10	01-09-2013	-1.6 years	35.01%	Good	Retain	N/A
NRILU0460	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	5.25%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0461	Carpet	\$ 685.00	8	01-09-2013	-3.6 years	3.28%	Good	Retain	N/A
NRILU0462	Blind	\$ 342.00	10	01-01-1984	-31.2 years	0.00%	Good	Retain	N/A
NRILU0464	Interior Painting	\$ 548.00	10	01-09-2013	-1.6 years	19.27%	Good	Retain	N/A
NRILU0465	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	34.11%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0481	Carpet	\$ 857.00	8	01-09-2013	-3.6 years	9.30%	Good	Retain	N/A
NRILU0482	Interior Painting	\$ 731.00	10	01-09-2013	-1.6 years	16.63%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0483	Carpet	\$ 171.00	8	01-09-2013	-3.6 years	9.87%	Good	Retain	N/A
NRILU0484	Interior Painting	\$ 137.00	10	01-09-2013	-1.6 years	33.28%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0446	Blind	\$ 342.00	10	01-01-1984	-31.2 years	13.16%	Good	Retain	N/A
NRILU0447	Benchtops	\$ 2414.00	20	01-01-1984	-21.2 years	8.53%	Good	Retain	N/A
NRILU0450	Interior Painting	\$ 400.00	10	01-09-2013	-1.6 years	15.75%	Good	Retain	N/A
NRILU0451	Kitchen Cabinets	\$ 3932.00	20	01-01-1984	-21.2 years	17.06%	Good	Retain	N/A

NRILU0452	Stove	\$ 1451.00	12	01-01-1984	-29.2 years	0.00%	Good	Retain	N/A
NRILU0453	Rangehood	\$ 617.00	12	01-01-1984	-29.2 years	0.00%	Good	Retain	N/A
NRILU0454	Sink & Fittings	\$ 1634.00	15	01-01-1984	-26.2 years	23.34%	Good	Retain	N/A
NRILU0455	Vinyl	\$ 800.00	10	01-09-2013	-1.6 years	21.88%	Good	Retain	N/A
NRILU1039	Exhaust fan	\$ 262.00	10	01-09-2013	-1.6 years	0.00%	Good	Retain	N/A

Laundry

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0466	Interior Painting	\$ 228.00	10	01-09-2013	-1.6 years	19.30%	Good	Retain	N/A
NRILU0467	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	17.50%	Fair	Repair	Regrouting requiredStill requires regrouting
NRILU0468	Tiles - Wall	\$ 1692.00	20	01-01-1984	-21.2 years	1.75%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0476	Blind	\$ 685.00	10	01-01-1984	-31.2 years	35.04%	Good	Retain	N/A
NRILU0477	Air Conditioner - Split System	\$ 3395.00	10	01-01-1984	-31.2 years	314.93%	Good	Retain	N/A
NRILU0478	Carpet	\$ 891.00	8	01-09-2013	-3.6 years	20.79%	Good	Retain	N/A
NRILU0480	Interior Painting	\$ 731.00	10	01-09-2013	-1.6 years	8.76%	Fair	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0485	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	26.81%	Good	Retain	N/A
NRILU0486	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.66%	Good	Retain	N/A
NRILU0487	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0488	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	16.62%	Good	Retain	N/A
NRILU0489	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	0.44%	Fair	Retain	N/A
NRILU0490	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	29.75%	Good	Retain	N/A
NRILU0491	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	39.37%	Good	Retain	N/A
NRILU0492	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.83%	Good	Retain	N/A
NRILU0493	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	58.36%	Good	Retain	N/A
NRILU0494	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	4.82%	Good	Retain	N/A

NRILU0495	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0496	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	13.34%	Good	Retain	N/A

Unit 13-14

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0497	Roof	\$ 20579.00	50	01-01-1984	8.8 years	15.74%	Good	Retain	N/A

Unit 13

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0499	Insulation	\$ 3098.00	20	01-08-2019	14.4 years	0.00%	Good	Retain	N/A
NRILU0500	Lighting	\$ 1966.00	15	01-08-2019	9.4 years	4.08%	Good	Retain	N/A
NRILU0501	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	20.99%	Good	Retain	N/A
NRILU0502	Smoke Alarms	\$ 268.00	20	01-08-2019	14.4 years	17.54%	Good	Retain	N/A
NRILU0503	Electrical Switchboard	\$ 2023.00	20	01-08-2019	14.4 years	6.56%	Good	Retain	N/A
NRILU1040	Hot Water System - Electric	\$ 2458.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A

Unit 14

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0551	Hot Water System - Electric	\$ 2458.00	12	01-01-1984	-29.2 years	29.16%	Good	Retain	N/A
NRILU0552	Insulation	\$ 3098.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0553	Lighting	\$ 1966.00	15	01-01-1984	-26.2 years	9.92%	Good	Retain	N/A
NRILU0554	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	17.49%	Good	Retain	N/A
NRILU0555	Smoke Alarms	\$ 268.00	20	01-01-1984	-21.2 years	7.01%	Good	Retain	N/A
NRILU0556	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	30.62%	Good	Retain	N/A

Unit 13

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0525	Exhaust Fan	\$ 262.00	10	01-08-2019	4.4 years	35.11%	Good	Retain	N/A

NRILU0526	Interior Painting	\$ 228.00	10	01-08-2019	4.4 years	0.88%	Good	Retain	N/A
NRILU0527	Tapware	\$ 1343.00	15	01-08-2019	9.4 years	110.82%	Good	Retain	N/A
NRILU0528	Shower Screen	\$ 1200.00	20	01-08-2019	14.4 years	8.31%	Good	Retain	N/A
NRILU0529	Tiles - Floor	\$ 2029.00	20	01-08-2019	14.4 years	17.50%	Fair	Retain	N/A
NRILU0530	Tiles - Wall	\$ 1692.00	20	01-08-2019	14.4 years	5.25%	Good	Retain	N/A
NRILU0531	Toilet & Cistern	\$ 1383.00	20	01-08-2019	14.4 years	48.12%	Good	Retain	N/A
NRILU0994	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0513	Blind	\$ 342.00	10	01-08-2019	4.4 years	9.65%	Good	Retain	N/A
NRILU0514	Carpet	\$ 994.00	8	01-08-2019	2.4 years	21.88%	Good	Retain	N/A
NRILU0515	Interior Painting	\$ 857.00	10	01-08-2019	4.4 years	1.75%	Good	Retain	N/A
NRILU0516	Wardrobe	\$ 2115.00	10	01-08-2019	4.4 years	6.12%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0517	Carpet	\$ 685.00	8	01-08-2019	2.4 years	4.93%	Good	Retain	N/A
NRILU0518	Blind	\$ 342.00	10	01-08-2019	4.4 years	15.79%	Good	Retain	N/A
NRILU0519	Interior Painting	\$ 548.00	10	01-08-2019	4.4 years	7.01%	Good	Retain	N/A
NRILU0520	Wardrobe	\$ 2115.00	10	01-08-2019	4.4 years	2.62%	Good	Retain	Wardrobe door is quite tight

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0535	Carpet	\$ 857.00	8	01-08-2019	2.4 years	21.88%	Good	Retain	N/A
NRILU0536	Interior Painting	\$ 731.00	10	01-08-2019	4.4 years	5.25%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0537	Carpet	\$ 171.00	8	01-08-2019	2.4 years	6.58%	Good	Retain	N/A
NRILU0538	Interior Painting	\$ 137.00	10	01-08-2019	4.4 years	8.76%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0504	Blind	\$ 342.00	10	01-08-2019	4.4 years	33.33%	Good	Retain	N/A

NRILU0505	Benchtops	\$ 2414.00	20	01-08-2019	14.4 years	3.94%	Good	Retain	N/A
NRILU0506	Cooktop	\$ 1394.00	12	01-08-2019	6.4 years	29.17%	Good	Retain	N/A
NRILU0507	Interior Painting	\$ 400.00	10	01-08-2019	4.4 years	35.00%	Good	Retain	N/A
NRILU0508	Kitchen Cabinets	\$ 3932.00	20	01-08-2019	14.4 years	17.50%	Good	Retain	N/A
NRILU0509	Oven	\$ 1451.00	12	01-08-2019	6.4 years	65.64%	Good	Retain	N/A
NRILU0510	Rangehood	\$ 617.00	12	01-08-2019	6.4 years	0.36%	Good	Retain	N/A
NRILU0511	Sink & Fittings	\$ 1634.00	15	01-08-2019	9.4 years	0.00%	Good	Retain	N/A
NRILU0512	Vinyl	\$ 800.00	10	01-08-2019	4.4 years	30.63%	Good	Retain	N/A

**Laundry**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0522	Interior Painting	\$ 228.00	10	01-08-2019	4.4 years	34.21%	Good	Retain	N/A
NRILU0523	Tiles - Floor	\$ 2029.00	20	01-08-2019	14.4 years	8.75%	Good	Retain	N/A
NRILU0995	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A

**Living**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0521	Blind	\$ 685.00	10	01-08-2019	4.4 years	35.04%	Good	Retain	N/A
NRILU0532	Air Conditioner - Split System	\$ 3395.00	10	01-08-2019	4.4 years	314.93%	Fair	Retain	Makes noise when in operation
NRILU0533	Carpet	\$ 891.00	8	01-08-2019	2.4 years	9.85%	Good	Retain	N/A
NRILU0534	Interior Painting	\$ 731.00	10	01-08-2019	4.4 years	15.76%	Good	Retain	Door mark behind front door

**Unit Exterior**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0539	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	10.51%	Good	Retain	N/A
NRILU0540	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.08%	Good	Retain	N/A
NRILU0541	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	16.63%	Good	Retain	N/A
NRILU0542	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	17.50%	Fair	Retain	N/A
NRILU0543	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	7.43%	Good	Retain	N/A
NRILU0544	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	31.50%	Good	Retain	N/A
NRILU0545	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	55.78%	Good	Retain	N/A

NRILU0546	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.83%	Good	Retain	N/A
NRILU0547	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	5.84%	Good	Retain	N/A
NRILU0548	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	7.44%	Good	Retain	N/A
NRILU0549	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0550	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	12.75%	Good	Retain	N/A

Unit 14

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0577	Exhaust Fan	\$ 262.00	10	01-01-1984	-31.2 years	3.51%	Good	Retain	N/A
NRILU0578	Interior Painting	\$ 228.00	10	01-09-2016	1.4 years	7.89%	Good	Retain	N/A
NRILU0579	Tapware	\$ 1343.00	15	01-01-1984	-26.2 years	46.66%	Good	Retain	N/A
NRILU0580	Shower Screen	\$ 1200.00	20	01-01-1984	-21.2 years	1.75%	Good	Retain	N/A
NRILU0581	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	9.62%	Good	Retain	N/A
NRILU0582	Tiles - Wall	\$ 1692.00	20	01-01-1984	-21.2 years	17.49%	Good	Retain	N/A
NRILU0583	Toilet & Cistern	\$ 1383.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0996	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0566	Blind	\$ 342.00	10	01-01-1984	-31.2 years	16.67%	Good	Retain	N/A
NRILU0567	Carpet	\$ 994.00	8	01-09-2016	-0.6 years	10.39%	Good	Retain	N/A
NRILU0568	Interior Painting	\$ 857.00	10	01-09-2016	1.4 years	2.63%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0570	Carpet	\$ 685.00	8	01-09-2016	-0.6 years	21.90%	Good	Retain	N/A
NRILU0571	Blind	\$ 342.00	10	01-01-1984	-31.2 years	16.67%	Good	Retain	N/A
NRILU0572	Interior Painting	\$ 548.00	10	01-09-2016	1.4 years	10.51%	Good	Retain	N/A
NRILU0573	Wardrobe	\$ 2115.00	10	01-01-1984	-31.2 years	33.24%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0588	Carpet	\$ 857.00	8	01-09-2016	-0.6 years	20.79%	Good	Retain	N/A
NRILU0589	Interior Painting	\$ 731.00	10	01-09-2016	1.4 years	33.27%	Good	Retain	N/A

Hallway										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0590	Carpet	\$ 171.00	8	01-09-2016	-0.6 years	21.93%	Good	Retain	N/A
	NRILU0591	Interior Painting	\$ 137.00	10	01-09-2016	1.4 years	35.04%	Good	Retain	N/A
Kitchen										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0557	Blind	\$ 342.00	10	01-01-1984	-31.2 years	33.33%	Good	Retain	N/A
	NRILU0558	Benchtops	\$ 2414.00	20	01-01-1984	-21.2 years	8.31%	Good	Retain	N/A
	NRILU0560	Interior Painting	\$ 400.00	10	01-09-2016	1.4 years	16.63%	Good	Retain	N/A
	NRILU0561	Kitchen Cabinets	\$ 3932.00	20	01-01-1984	-21.2 years	4.81%	Good	Retain	N/A
	NRILU0562	Stove	\$ 1451.00	12	01-01-1984	-29.2 years	18.23%	Good	Retain	N/A
	NRILU0563	Rangehood	\$ 617.00	12	01-01-1984	-29.2 years	6.56%	Good	Retain	N/A
	NRILU0564	Sink & Fittings	\$ 1634.00	15	01-01-1984	-26.2 years	55.43%	Good	Retain	N/A
	NRILU0565	Vinyl	\$ 800.00	10	01-09-2016	1.4 years	26.25%	Good	Retain	N/A
	NRILU0997	Exhaust Fan	\$ 262.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
Laundry										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0574	Interior Painting	\$ 228.00	10	01-09-2016	1.4 years	15.79%	Good	Retain	N/A
	NRILU0575	Tiles - Floor	\$ 2029.00	20	01-01-1984	-21.2 years	5.25%	Good	Retain	N/A
Living										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0584	Blind	\$ 685.00	10	01-01-1984	-31.2 years	35.04%	Good	Retain	N/A
	NRILU0585	Air Conditioner - Split System	\$ 3395.00	10	01-01-1984	-31.2 years	299.19%	Good	Retain	N/A
	NRILU0586	Carpet	\$ 891.00	8	01-09-2016	-0.6 years	10.94%	Good	Retain	N/A
	NRILU0587	Interior Painting	\$ 731.00	10	01-09-2016	1.4 years	12.26%	Good	Retain	N/A
Unit Exterior										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0592	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	0.88%	Good	Retain	N/A
	NRILU0593	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.08%	Good	Retain	N/A
	NRILU0594	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	7.88%	Good	Retain	N/A

NRILU0595	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	4.37%	Good	Retain	N/A
NRILU0596	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	3.50%	Good	Retain	N/A
NRILU0597	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	12.25%	Good	Retain	N/A
NRILU0598	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	131.24%	Good	Retain	N/A
NRILU0599	Path	\$ 2263.00	30	01-01-1984	-11.2 years	1.90%	Good	Retain	N/A
NRILU0600	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	55.44%	Good	Retain	N/A
NRILU0601	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	17.52%	Good	Retain	N/A
NRILU0602	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0603	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	4.01%	Good	Retain	N/A

Unit 15-16

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0604	Roof	\$ 20579.00	50	01-01-1984	8.8 years	34.99%	Good	Retain	N/A

Unit 15

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0605	Hot Water System - Electric	\$ 2458.00	12	01-03-2005	-8.1 years	3.64%	Good	Retain	N/A
NRILU0606	Insulation	\$ 3098.00	20	01-03-2005	-0.1 years	0.00%	Good	Retain	N/A
NRILU0607	Lighting	\$ 1966.00	15	01-03-2005	-5.1 years	12.83%	Good	Retain	N/A
NRILU0608	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	19.24%	Good	Retain	N/A
NRILU0609	Smoke Alarms	\$ 268.00	20	01-03-2005	-0.1 years	16.66%	Good	Retain	N/A
NRILU0611	Electrical Switchboard	\$ 2023.00	20	01-03-2005	-0.1 years	41.56%	Good	Retain	N/A

Unit 16

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0662	Hot Water System - Electric	\$ 2458.00	12	01-09-2015	2.4 years	2.92%	Good	Retain	N/A
NRILU0663	Insulation	\$ 3098.00	20	01-09-2015	10.4 years	0.00%	Good	Retain	N/A
NRILU0664	Lighting	\$ 1966.00	15	01-09-2015	5.4 years	6.42%	Good	Retain	N/A



NRILU0665	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	38.49%	Good	Retain	N/A
NRILU0667	Smoke Alarms	\$ 268.00	20	01-09-2015	10.4 years	17.54%	Good	Retain	N/A
NRILU0668	Electrical Switchboard	\$ 2023.00	20	01-09-2015	10.4 years	4.37%	Good	Retain	N/A

Unit 15

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0635	Exhaust Fan	\$ 262.00	10	01-03-2005	-10.1 years	35.11%	Good	Retain	N/A
NRILU0636	Interior Painting	\$ 228.00	10	01-03-2005	-10.1 years	12.28%	Good	Retain	N/A
NRILU0637	Tapware	\$ 1343.00	15	01-03-2005	-5.1 years	116.65%	Good	Retain	N/A
NRILU0638	Shower Screen	\$ 1200.00	20	01-03-2005	-0.1 years	5.25%	Good	Retain	N/A
NRILU0639	Tiles - Floor	\$ 2029.00	20	01-03-2005	-0.1 years	16.62%	Fair	Repair	Regrouting requiredRefer to previous note
NRILU0640	Tiles - Wall	\$ 1692.00	20	01-03-2005	-0.1 years	8.31%	Good	Retain	N/A
NRILU0641	Toilet & Cistern	\$ 1383.00	20	01-03-2005	-0.1 years	13.12%	Good	Retain	N/A
NRILU1000	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Fair	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0621	Blind	\$ 342.00	10	01-03-2005	-10.1 years	15.79%	Good	Retain	N/A
NRILU0622	Carpet	\$ 994.00	8	01-03-2005	-12.1 years	1.09%	Good	Retain	N/A
NRILU0623	Curtain	\$ 1829.00	6	01-03-2005	-14.1 years	29.16%	Good	Retain	N/A
NRILU0624	Interior Painting	\$ 857.00	10	01-03-2005	-10.1 years	7.88%	Good	Retain	N/A
NRILU0625	Wardrobe	\$ 2115.00	10	01-03-2005	-10.1 years	34.99%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0626	Carpet	\$ 685.00	8	01-03-2005	-12.1 years	6.02%	Good	Retain	N/A
NRILU0627	Blind	\$ 342.00	10	01-03-2005	-10.1 years	35.09%	Good	Retain	N/A
NRILU0628	Curtain	\$ 1829.00	6	01-03-2005	-14.1 years	29.16%	Good	Retain	N/A
NRILU0629	Interior Painting	\$ 548.00	10	01-03-2005	-10.1 years	13.14%	Fair	Retain	N/A
NRILU0630	Wardrobe	\$ 2115.00	10	01-03-2005	-10.1 years	12.25%	Good	Retain	N/A

Dining										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0646	Carpet	\$ 857.00	8	01-03-2005	-12.1 years	4.38%	Good	Retain	N/A
	NRILU0647	Interior Painting	\$ 731.00	10	01-03-2005	-10.1 years	10.51%	Good	Retain	N/A
Hallway										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0648	Carpet	\$ 171.00	8	01-03-2005	-12.1 years	0.55%	Good	Retain	N/A
	NRILU0649	Interior Painting	\$ 137.00	10	01-03-2005	-10.1 years	35.04%	Good	Retain	N/A
Kitchen										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0612	Blind	\$ 342.00	10	01-03-2005	-10.1 years	13.16%	Good	Retain	N/A
	NRILU0613	Benchtops	\$ 2414.00	20	01-03-2005	-0.1 years	3.94%	Good	Retain	N/A
	NRILU0614	Curtain	\$ 457.00	6	01-03-2005	-14.1 years	0.00%	Good	Retain	N/A
	NRILU0615	Stove	\$ 1394.00	12	01-03-2005	-8.1 years	43.81%	Fair	Retain	N/A
	NRILU0616	Interior Painting	\$ 400.00	10	01-03-2005	-10.1 years	19.25%	Good	Retain	N/A
	NRILU0617	Kitchen Cabinets	\$ 3932.00	20	01-03-2005	-0.1 years	17.50%	Good	Retain	N/A
	NRILU0619	Sink & Fittings	\$ 1634.00	15	01-03-2005	-5.1 years	11.67%	Good	Retain	N/A
	NRILU0620	Vinyl	\$ 800.00	10	01-03-2005	-10.1 years	26.25%	Good	Retain	N/A
	NRILU1001	Exhaust Fan	\$ 262.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
	NRILU1025	Rangehood	\$ 617.00	12	04-08-2023	10.4 years	0.00%	Good	Retain	N/A
Laundry										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0632	Interior Painting	\$ 228.00	10	01-03-2005	-10.1 years	8.77%	Good	Retain	N/A
	NRILU0633	Tiles - Floor	\$ 2029.00	20	01-03-2005	-0.1 years	7.44%	Fair	Retain	N/A
	NRILU1002	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A
Living										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0642	Air Conditioner - Split System	\$ 3395.00	10	01-03-2005	-10.1 years	299.19%	Good	Retain	N/A
	NRILU0643	Carpet	\$ 891.00	8	01-03-2005	-12.1 years	0.55%	Good	Retain	N/A
	NRILU0644	Curtain	\$ 1829.00	6	01-03-2005	-14.1 years	29.16%	Good	Retain	N/A

NRILU0645	Interior Painting	\$ 731.00	10	01-03-2005	-10.1 years	13.13%	Good	Retain	N/A
NRILU1041	Blind	\$ 342.00	10	01-03-2005	-10.1 years	0.00%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0650	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	35.02%	Good	Retain	N/A
NRILU0651	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.66%	Good	Retain	N/A
NRILU0652	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	35.01%	Good	Retain	N/A
NRILU0653	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	6.12%	Good	Retain	N/A
NRILU0654	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	17.49%	Good	Retain	N/A
NRILU0655	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	66.50%	Good	Retain	N/A
NRILU0656	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	108.28%	Good	Retain	N/A
NRILU0657	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.83%	Good	Retain	N/A
NRILU0658	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	27.72%	Good	Retain	N/A
NRILU0659	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	6.13%	Good	Retain	N/A
NRILU0660	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0661	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	4.30%	Good	Retain	N/A

Unit 16

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0690	Exhaust Fan	\$ 262.00	10	01-09-2015	0.4 years	33.36%	Good	Retain	N/A
NRILU0691	Interior Painting	\$ 228.00	10	01-09-2015	0.4 years	33.33%	Good	Retain	N/A
NRILU0692	Tapware	\$ 1343.00	15	01-09-2015	5.4 years	116.65%	Good	Retain	N/A
NRILU0693	Shower Screen	\$ 1200.00	20	01-09-2015	10.4 years	3.94%	Good	Retain	N/A
NRILU0694	Tiles - Floor	\$ 2029.00	20	01-09-2015	10.4 years	17.50%	Good	Retain	N/A
NRILU0695	Tiles - Wall	\$ 1692.00	20	01-09-2015	10.4 years	5.69%	Good	Retain	N/A
NRILU0696	Toilet & Cistern	\$ 1383.00	20	01-09-2015	10.4 years	37.18%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0678	Blind	\$ 342.00	10	01-09-2015	0.4 years	12.28%	Good	Retain	N/A
NRILU0679	Carpet	\$ 994.00	8	01-09-2015	-1.6 years	20.79%	Good	Retain	N/A

NRILU0680	Interior Painting	\$ 857.00	10	01-09-2015	0.4 years	16.63%	Good	Retain	N/A
NRILU0681	Wardrobe	\$ 2115.00	10	01-09-2015	0.4 years	34.99%	Good	Retain	N/A
NRILU1042	Ceiling Fan	\$ 605.00	10	01-09-2015	0.4 years	0.00%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0682	Carpet	\$ 685.00	8	01-09-2015	-1.6 years	20.80%	Good	Retain	N/A
NRILU0683	Blind	\$ 342.00	10	01-09-2015	0.4 years	12.28%	Good	Retain	N/A
NRILU0684	Interior Painting	\$ 548.00	10	01-09-2015	0.4 years	7.88%	Good	Retain	N/A
NRILU0685	Wardrobe	\$ 2115.00	10	01-09-2015	0.4 years	4.37%	Good	Retain	N/A
NRILU1043	Ceiling Fan	\$ 605.00	10	01-09-2015	0.4 years	0.00%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0701	Interior Painting	\$ 731.00	10	01-09-2015	0.4 years	33.27%	Good	Retain	N/A
NRILU1044	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0703	Interior Painting	\$ 137.00	10	01-09-2015	0.4 years	33.28%	Good	Retain	N/A
NRILU1045	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0669	Blind	\$ 342.00	10	01-09-2015	0.4 years	0.00%	Good	Retain	N/A
NRILU0670	Benchtops	\$ 2414.00	20	01-09-2015	10.4 years	8.75%	Good	Retain	N/A
NRILU0672	Interior Painting	\$ 400.00	10	01-09-2015	0.4 years	13.13%	Good	Retain	N/A
NRILU0673	Kitchen Cabinets	\$ 3932.00	20	01-09-2015	10.4 years	5.25%	Good	Retain	N/A
NRILU0675	Rangehood	\$ 617.00	12	01-09-2015	2.4 years	12.03%	Good	Retain	N/A
NRILU0676	Sink & Fittings	\$ 1634.00	15	01-09-2015	5.4 years	52.51%	Good	Retain	N/A
NRILU0677	Vinyl	\$ 800.00	10	01-09-2015	0.4 years	30.63%	Good	Retain	N/A
NRILU1046	Cooktop	\$ 1394.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A
NRILU1047	Oven	\$ 1451.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A
NRILU1048	Exhaust Fan	\$ 262.00	10	01-09-2015	0.4 years	0.00%	Good	Retain	N/A

Laundry

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0687	Interior Painting	\$ 228.00	10	01-09-2015	0.4 years	11.40%	Good	Retain	N/A
NRILU0688	Tiles - Floor	\$ 2029.00	20	01-09-2015	10.4 years	16.62%	Good	Retain	N/A
NRILU0689	Tiles - Wall	\$ 1692.00	20	01-09-2015	10.4 years	6.12%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0697	Air Conditioner - Split System	\$ 3395.00	10	01-09-2015	0.4 years	7.87%	Good	Retain	N/A
NRILU0699	Interior Painting	\$ 731.00	10	01-09-2015	0.4 years	11.38%	Good	Retain	N/A
NRILU1049	Vinyl	\$ 800.00	10	09-01-2024	8.8 years	0.00%	Good	Retain	N/A
NRILU1050	Ceiling Fan	\$ 605.00	10	01-09-2015	0.4 years	0.00%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0704	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	10.51%	Good	Retain	N/A
NRILU0705	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.08%	Good	Retain	N/A
NRILU0706	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	0.88%	Good	Retain	N/A
NRILU0707	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	7.44%	Good	Retain	N/A
NRILU0708	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	5.69%	Good	Retain	N/A
NRILU0709	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	26.25%	Good	Retain	N/A
NRILU0710	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	49.22%	Good	Retain	N/A
NRILU0711	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.54%	Good	Retain	N/A
NRILU0712	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	17.51%	Good	Retain	N/A
NRILU0713	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	17.52%	Good	Retain	The handrail near the porch has paint worn off in multiple areas
NRILU0714	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0715	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	12.75%	Good	Retain	N/A

Common										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0716	Roof	\$ 20579.00	50	01-01-1984	8.8 years	34.99%	Good	Retain	N/A
Unit 17										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0717	Hot Water System - Electric	\$ 2458.00	12	01-09-2017	4.4 years	27.70%	Good	Retain	N/A
	NRILU0718	Insulation	\$ 3098.00	20	01-09-2017	12.4 years	0.00%	Good	Retain	N/A
	NRILU0719	Lighting	\$ 1966.00	15	01-09-2017	7.4 years	11.66%	Good	Retain	N/A
	NRILU0720	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	26.24%	Good	Retain	N/A
	NRILU0721	Smoke Alarms	\$ 268.00	20	01-09-2017	12.4 years	17.54%	Good	Retain	N/A
	NRILU0722	Electrical Switchboard	\$ 2023.00	20	01-09-2017	12.4 years	37.18%	Good	Retain	N/A
Unit 18										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0778	Hot Water System - Electric	\$ 2458.00	12	01-02-2005	-8.1 years	1.46%	Good	Retain	N/A
	NRILU0779	Insulation	\$ 3098.00	20	01-02-2005	-0.1 years	0.00%	Good	Retain	N/A
	NRILU0780	Lighting	\$ 1966.00	15	01-02-2005	-5.1 years	22.16%	Good	Retain	N/A
	NRILU0781	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	33.24%	Good	Retain	N/A
	NRILU0782	Smoke Alarms	\$ 268.00	20	01-02-2005	-0.1 years	6.58%	Good	Retain	N/A
	NRILU0783	Electrical Switchboard	\$ 2023.00	20	01-02-2005	-0.1 years	87.49%	Good	Retain	N/A
Unit 17										
Bathroom										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0750	Exhaust Fan	\$ 262.00	10	01-09-2017	2.4 years	16.68%	Good	Retain	Noisy when operating
	NRILU0751	Interior Painting	\$ 228.00	10	01-09-2017	2.4 years	7.89%	Good	Retain	N/A
	NRILU0752	Tapware	\$ 1343.00	15	01-09-2017	7.4 years	55.41%	Good	Retain	N/A
	NRILU0753	Shower Screen	\$ 1200.00	20	01-09-2017	12.4 years	4.81%	Good	Retain	N/A

NRILU0754	Tiles - Floor	\$ 2029.00	20	27-10-2022	17.6 years	0.00%	Excellent	Retain	
NRILU0755	Tiles - Wall	\$ 1692.00	20	27-10-2022	17.6 years	0.00%	Excellent	Retain	
NRILU0756	Toilet & Cistern	\$ 1383.00	20	01-09-2017	12.4 years	41.56%	Good	Retain	N/A
NRILU1003	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0733	Blind	\$ 342.00	10	01-09-2017	2.4 years	33.33%	Good	Retain	N/A
NRILU0734	Carpet	\$ 994.00	8	01-09-2017	0.4 years	20.79%	Good	Retain	N/A
NRILU0736	Ceiling Fan	\$ 605.00	10	01-09-2017	2.4 years	11.39%	Good	Retain	N/A
NRILU0737	Interior Painting	\$ 857.00	10	01-09-2017	2.4 years	8.75%	Good	Retain	N/A
NRILU0738	Wardrobe	\$ 2115.00	10	01-09-2017	2.4 years	16.62%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0739	Carpet	\$ 685.00	8	01-09-2017	0.4 years	20.80%	Good	Retain	N/A
NRILU0740	Blind	\$ 342.00	10	01-09-2017	2.4 years	13.16%	Good	Retain	N/A
NRILU0742	Ceiling Fan	\$ 605.00	10	01-09-2017	2.4 years	12.26%	Good	Retain	N/A
NRILU0743	Interior Painting	\$ 548.00	10	01-09-2017	2.4 years	1.75%	Good	Retain	N/A
NRILU0744	Wardrobe	\$ 2115.00	10	01-09-2017	2.4 years	10.50%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0762	Carpet	\$ 857.00	8	01-09-2017	0.4 years	20.79%	Good	Retain	N/A
NRILU0763	Interior Painting	\$ 731.00	10	01-09-2017	2.4 years	8.76%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0764	Carpet	\$ 171.00	8	01-09-2017	0.4 years	7.13%	Good	Retain	N/A
NRILU0765	Interior Painting	\$ 137.00	10	01-09-2017	2.4 years	33.28%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0723	Blind	\$ 342.00	10	01-09-2017	2.4 years	35.09%	Good	Retain	N/A
NRILU0724	Benchtops	\$ 2414.00	20	01-09-2017	12.4 years	8.31%	Good	Retain	N/A
NRILU0726	Cooktop	\$ 1394.00	12	01-09-2017	4.4 years	1.46%	Good	Retain	N/A

NRILU0727	Interior Painting	\$ 400.00	10	01-09-2017	2.4 years	3.50%	Good	Retain	N/A
NRILU0728	Kitchen Cabinets	\$ 3932.00	20	01-09-2017	12.4 years	5.25%	Good	Retain	N/A
NRILU0729	Oven	\$ 1451.00	12	01-09-2017	4.4 years	69.29%	Good	Retain	N/A
NRILU0730	Rangehood	\$ 617.00	12	01-09-2017	4.4 years	5.83%	Good	Retain	When on a slow setting, fan makes noise
NRILU0731	Sink & Fittings	\$ 1634.00	15	01-09-2017	7.4 years	116.69%	Good	Retain	N/A
NRILU0732	Vinyl	\$ 800.00	10	01-09-2017	2.4 years	41.56%	Good	Retain	N/A

Laundry

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0746	Interior Painting	\$ 228.00	10	01-09-2017	2.4 years	16.67%	Good	Retain	N/A
NRILU0747	Tiles - Floor	\$ 2029.00	20	01-09-2017	12.4 years	5.25%	Good	Retain	N/A
NRILU0748	Tiles - Wall	\$ 1692.00	20	01-09-2017	12.4 years	25.35%	Good	Retain	N/A
NRILU1004	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Repair	Washing machine drain sink installed wrong way around

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0745	Blind	\$ 685.00	10	01-09-2017	2.4 years	35.04%	Good	Retain	N/A
NRILU0757	Air Conditioner - Split System	\$ 3395.00	10	01-09-2017	2.4 years	15.75%	Good	Retain	N/A
NRILU0759	Ceiling Fan	\$ 605.00	10	01-09-2017	2.4 years	35.04%	Good	Retain	N/A
NRILU0761	Interior Painting	\$ 731.00	10	01-09-2017	2.4 years	1.75%	Good	Retain	N/A
NRILU1055	Vinyl	\$ 800.00	10	01-07-2024	9.3 years	0.00%	Excellent	Retain	

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0766	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	35.02%	Good	Retain	N/A
NRILU0767	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.66%	Good	Retain	N/A
NRILU0768	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	11.38%	Good	Retain	N/A
NRILU0769	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	17.50%	Good	Retain	N/A
NRILU0770	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	16.62%	Good	Retain	N/A



NRILU0771	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	26.25%	Good	Retain	N/A
NRILU0772	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	6.56%	Good	Retain	N/A
NRILU0773	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.83%	Good	Retain	N/A
NRILU0774	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	58.36%	Good	Retain	N/A
NRILU0775	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	17.52%	Good	Retain	N/A
NRILU0776	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0777	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	2.26%	Good	Retain	N/A

Unit 18

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0805	Exhaust Fan	\$ 262.00	10	01-02-2005	-10.1 years	33.36%	Good	Retain	Exhaust fan is noisy
NRILU0806	Interior Painting	\$ 228.00	10	01-02-2005	-10.1 years	10.53%	Good	Retain	N/A
NRILU0807	Tapware	\$ 1343.00	15	01-02-2005	-5.1 years	116.65%	Good	Retain	N/A
NRILU0808	Shower Screen	\$ 1200.00	20	01-02-2005	-0.1 years	16.63%	Good	Retain	N/A
NRILU0809	Tiles - Floor	\$ 2029.00	20	01-02-2005	-0.1 years	1.75%	Fair	Retain	N/A
NRILU0810	Tiles - Wall	\$ 1692.00	20	01-02-2005	-0.1 years	6.56%	Good	Retain	N/A
NRILU0811	Toilet & Cistern	\$ 1383.00	20	01-02-2005	-0.1 years	39.37%	Good	Retain	N/A
NRILU1005	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0793	Blind	\$ 342.00	10	01-02-2005	-10.1 years	35.09%	Good	Retain	N/A
NRILU0794	Carpet	\$ 994.00	8	01-02-2005	-12.1 years	6.56%	Good	Retain	N/A
NRILU0795	Ceiling Fan	\$ 605.00	10	01-02-2005	-10.1 years	35.04%	Good	Retain	N/A
NRILU0796	Interior Painting	\$ 857.00	10	01-02-2005	-10.1 years	33.26%	Good	Retain	N/A
NRILU0797	Wardrobe	\$ 2115.00	10	01-02-2005	-10.1 years	34.99%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0798	Carpet	\$ 685.00	8	01-02-2005	-12.1 years	9.85%	Good	Retain	N/A
NRILU0799	Blind	\$ 342.00	10	01-02-2005	-10.1 years	16.67%	Good	Retain	N/A
NRILU0800	Interior Painting	\$ 548.00	10	01-02-2005	-10.1 years	15.77%	Good	Retain	N/A
NRILU0801	Wardrobe	\$ 2115.00	10	01-02-2005	-10.1 years	34.99%	Good	Retain	N/A

Dining										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0817	Carpet	\$ 857.00	8	01-02-2005	-12.1 years	8.20%	Good	Retain	N/A
	NRILU0818	Interior Painting	\$ 731.00	10	01-02-2005	-10.1 years	35.02%	Good	Retain	N/A
Hallway										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0819	Carpet	\$ 171.00	8	01-02-2005	-12.1 years	6.58%	Good	Retain	N/A
	NRILU0820	Interior Painting	\$ 137.00	10	01-02-2005	-10.1 years	17.52%	Good	Retain	N/A
Kitchen										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0784	Blind	\$ 342.00	10	01-02-2005	-10.1 years	15.79%	Good	Retain	N/A
	NRILU0785	Benchtops	\$ 2414.00	20	01-02-2005	-0.1 years	8.75%	Good	Retain	N/A
	NRILU0786	Cooktop	\$ 1394.00	12	01-02-2005	-8.1 years	9.48%	Good	Retain	N/A
	NRILU0787	Interior Painting	\$ 400.00	10	01-02-2005	-10.1 years	35.00%	Good	Retain	N/A
	NRILU0788	Kitchen Cabinets	\$ 3932.00	20	01-02-2005	-0.1 years	17.50%	Good	Retain	N/A
	NRILU0789	Oven	\$ 1451.00	12	01-02-2005	-8.1 years	138.58%	Good	Retain	N/A
	NRILU0790	Rangehood	\$ 617.00	12	01-02-2005	-8.1 years	14.59%	Good	Retain	N/A
	NRILU0791	Sink & Fittings	\$ 1634.00	15	01-02-2005	-5.1 years	55.43%	Good	Retain	N/A
	NRILU0792	Vinyl	\$ 800.00	10	01-02-2005	-10.1 years	83.13%	Good	Retain	N/A
	NRILU1006	Exhaust Fan	\$ 262.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
Laundry										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0802	Interior Painting	\$ 228.00	10	01-02-2005	-10.1 years	10.53%	Good	Retain	N/A
	NRILU0803	Tiles - Floor	\$ 2029.00	20	01-02-2005	-0.1 years	8.31%	Good	Retain	N/A
	NRILU0804	Tiles - Wall	\$ 1692.00	20	01-02-2005	-0.1 years	17.49%	Good	Retain	N/A
	NRILU1007	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A
Living										
	Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
	NRILU0812	Blind	\$ 685.00	10	01-02-2005	-10.1 years	35.04%	Good	Retain	N/A
	NRILU0813	Air Conditioner - Split System	\$ 3395.00	10	01-02-2005	-10.1 years	321.56%	Good	Retain	N/A

NRILU0814	Carpet	\$ 891.00	8	01-07-2020	3.3 years	8.21%	Good	Retain	N/A
NRILU0815	Ceiling Fan	\$ 605.00	10	01-02-2005	-10.1 years	35.04%	Good	Retain	N/A
NRILU0816	Interior Painting	\$ 731.00	10	01-02-2005	-10.1 years	35.02%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0821	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	15.76%	Good	Retain	N/A
NRILU0822	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	3.50%	Good	Retain	N/A
NRILU0823	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	9.63%	Good	Retain	N/A
NRILU0824	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	17.50%	Good	Retain	N/A
NRILU0825	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	16.62%	Good	Retain	N/A
NRILU0826	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	21.00%	Good	Retain	N/A
NRILU0827	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	39.37%	Good	Retain	N/A
NRILU0828	Path	\$ 2263.00	30	01-01-1984	-11.2 years	2.48%	Good	Retain	N/A
NRILU0829	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	17.51%	Good	Retain	N/A
NRILU0830	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	16.64%	Good	Retain	N/A
NRILU0831	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0832	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	13.34%	Good	Retain	Window in lounge room hard to open

Unit 19-20

Common

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0833	Roof	\$ 20579.00	50	01-01-1984	8.8 years	12.25%	Good	Retain	N/A

Unit 19

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0835	Insulation	\$ 3098.00	20	01-11-2017	12.6 years	0.00%	Good	Retain	N/A
NRILU0836	Lighting	\$ 1966.00	15	01-11-2017	7.6 years	23.33%	Good	Retain	N/A
NRILU0837	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	5.25%	Good	Retain	N/A
NRILU0838	Smoke Alarms	\$ 268.00	20	01-11-2017	12.6 years	3.07%	Good	Retain	N/A
NRILU0839	Electrical Switchboard	\$ 2023.00	20	01-11-2017	12.6 years	24.06%	Good	Retain	N/A

NRILU1018	Hot Water System - Electric	\$ 2458.00	12	08-11-2022	9.6 years	0.00%	Excellent	Retain	N/A
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Unit 20

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0887	Hot Water System - Electric	\$ 2458.00	12	01-09-2021	8.4 years	27.70%	Good	Retain	N/A
NRILU0888	Insulation	\$ 3098.00	20	01-09-2021	16.4 years	0.00%	Good	Retain	N/A
NRILU0889	Lighting	\$ 1966.00	15	01-09-2021	11.4 years	8.17%	Good	Retain	N/A
NRILU0890	Sarking	\$ 4093.00	25	01-01-1984	-16.2 years	66.47%	Good	Retain	N/A
NRILU0892	Smoke Alarms	\$ 268.00	20	01-09-2021	16.4 years	16.66%	Good	Retain	N/A
NRILU0935	Electrical Switchboard	\$ 2023.00	20	01-01-1984	-21.2 years	37.18%	Good	Retain	N/A

Unit 19

Bathroom

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0860	Exhaust Fan	\$ 262.00	10	01-11-2017	2.6 years	13.17%	Good	Retain	N/A
NRILU0861	Interior Painting	\$ 228.00	10	01-11-2017	2.6 years	33.33%	Good	Retain	N/A
NRILU0862	Tapware	\$ 1343.00	15	01-11-2017	7.6 years	2.92%	Good	Retain	N/A
NRILU0863	Shower Screen	\$ 1200.00	20	01-11-2017	12.6 years	7.88%	Good	Retain	N/A
NRILU0864	Tiles - Floor	\$ 2029.00	20	01-11-2017	12.6 years	9.19%	Good	Retain	N/A
NRILU0865	Tiles - Wall	\$ 1692.00	20	01-11-2017	12.6 years	8.31%	Good	Retain	N/A
NRILU0866	Toilet & Cistern	\$ 1383.00	20	01-11-2017	12.6 years	87.49%	Good	Retain	N/A
NRILU1008	Vanity	\$ 1829.00	20	08-11-2022	17.6 years	0.00%	Good	Retain	N/A

Bed 1

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0849	Blind	\$ 342.00	10	01-11-2017	2.6 years	7.89%	Good	Retain	N/A
NRILU0850	Carpet	\$ 994.00	8	01-11-2017	0.6 years	6.56%	Good	Retain	N/A
NRILU0851	Interior Painting	\$ 857.00	10	01-11-2017	2.6 years	14.88%	Good	Retain	N/A
NRILU0852	Wardrobe	\$ 2115.00	10	01-11-2017	2.6 years	33.24%	Good	Retain	N/A
NRILU1009	Ceiling Fan	\$ 605.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Bed 2

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0853	Carpet	\$ 685.00	8	01-11-2017	0.6 years	9.85%	Good	Retain	N/A
NRILU0854	Blind	\$ 342.00	10	01-11-2017	2.6 years	33.33%	Good	Retain	N/A
NRILU0855	Interior Painting	\$ 548.00	10	01-11-2017	2.6 years	0.88%	Good	Retain	N/A
NRILU0856	Wardrobe	\$ 2115.00	10	01-11-2017	2.6 years	34.99%	Good	Retain	N/A
NRILU1010	Ceiling Fan	\$ 605.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Dining

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0872	Interior Painting	\$ 731.00	10	01-11-2017	2.6 years	16.63%	Good	Retain	N/A
NRILU1011	Vinyl	\$ 857.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Hallway

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0874	Interior Painting	\$ 137.00	10	01-11-2017	2.6 years	33.28%	Good	Retain	N/A
NRILU1012	Vinyl	\$ 171.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Kitchen

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0840	Blind	\$ 342.00	10	01-11-2017	2.6 years	10.53%	Good	Retain	N/A
NRILU0841	Benchtops	\$ 2414.00	20	01-11-2017	12.6 years	4.16%	Good	Retain	N/A
NRILU0842	Cooktop	\$ 1394.00	12	01-11-2017	4.6 years	29.17%	Good	Retain	N/A
NRILU0843	Interior Painting	\$ 400.00	10	01-11-2017	2.6 years	0.88%	Good	Retain	N/A
NRILU0844	Kitchen Cabinets	\$ 3932.00	20	01-11-2017	12.6 years	16.62%	Good	Retain	N/A
NRILU0846	Rangehood	\$ 617.00	12	01-11-2017	4.6 years	6.93%	Good	Retain	N/A
NRILU0847	Sink & Fittings	\$ 1634.00	15	01-11-2017	7.6 years	2.92%	Good	Retain	N/A
NRILU0848	Vinyl	\$ 800.00	10	01-11-2017	2.6 years	87.50%	Good	Retain	N/A
NRILU1013	Dishwasher	\$ 1143.00	8	08-11-2022	5.6 years	0.00%	Good	Retain	N/A
NRILU1014	Exhaust Fan	\$ 262.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
NRILU1051	Oven	\$ 1451.00	12	09-01-2024	10.8 years	0.00%	Good	Retain	N/A

Laundry

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0857	Interior Painting	\$ 228.00	10	01-11-2017	2.6 years	35.09%	Good	Retain	N/A
NRILU0858	Tiles - Floor	\$ 2029.00	20	01-11-2017	12.6 years	4.81%	Good	Retain	N/A
NRILU0859	Tiles - Wall	\$ 1692.00	20	01-11-2017	12.6 years	8.31%	Good	Retain	N/A
NRILU1015	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A

Living

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0867	Blind	\$ 685.00	10	01-11-2017	2.6 years	33.28%	Good	Retain	N/A
NRILU0868	Air Conditioner - Split System	\$ 3395.00	10	01-11-2017	2.6 years	157.47%	Good	Retain	N/A
NRILU0870	Interior Painting	\$ 731.00	10	01-11-2017	2.6 years	35.02%	Good	Retain	N/A
NRILU1016	Ceiling Fan	\$ 605.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A
NRILU1017	Vinyl	\$ 891.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

Unit Exterior

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0875	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	16.63%	Good	Retain	N/A
NRILU0876	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	2.92%	Good	Retain	N/A
NRILU0877	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	33.26%	Good	Retain	N/A
NRILU0878	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	17.50%	Good	Retain	N/A
NRILU0879	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	17.49%	Good	Retain	N/A
NRILU0880	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	22.75%	Good	Retain	N/A
NRILU0881	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	131.24%	Good	Retain	N/A
NRILU0882	Path	\$ 2263.00	30	01-01-1984	-11.2 years	5.54%	Good	Retain	N/A
NRILU0883	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	55.44%	Good	Retain	N/A
NRILU0884	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	7.01%	Good	Retain	N/A
NRILU0885	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0886	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	5.76%	Good	Retain	N/A

**Bathroom**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0916	Exhaust Fan	\$ 262.00	10	01-09-2021	6.4 years	33.36%	Good	Retain	N/A
NRILU0917	Interior Painting	\$ 228.00	10	01-09-2021	6.4 years	12.28%	Good	Retain	N/A
NRILU0918	Tapware	\$ 1343.00	15	01-09-2021	11.4 years	116.65%	Good	Retain	N/A
NRILU0919	Shower Screen	\$ 1200.00	20	01-09-2021	16.4 years	7.88%	Good	Retain	N/A
NRILU0920	Tiles - Floor	\$ 2029.00	20	01-09-2021	16.4 years	0.87%	Good	Retain	N/A
NRILU0921	Tiles - Wall	\$ 1692.00	20	01-09-2021	16.4 years	17.49%	Good	Retain	N/A
NRILU0922	Toilet & Cistern	\$ 1383.00	20	01-09-2021	16.4 years	87.49%	Good	Retain	N/A

**Bed 1**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0903	Blind	\$ 342.00	10	01-09-2021	6.4 years	11.40%	Good	Retain	N/A
NRILU0904	Carpet	\$ 994.00	8	01-09-2021	4.4 years	0.55%	Good	Retain	N/A
NRILU0906	Interior Painting	\$ 857.00	10	01-09-2021	6.4 years	33.26%	Good	Retain	N/A
NRILU0907	Wardrobe	\$ 2115.00	10	01-09-2021	6.4 years	0.87%	Good	Retain	N/A
NRILU1052	Ceiling Fan	\$ 605.00	10	01-09-2021	6.4 years	0.00%	Good	Retain	N/A

**Bed 2**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0908	Carpet	\$ 685.00	8	01-09-2021	4.4 years	21.90%	Good	Retain	N/A
NRILU0909	Blind	\$ 342.00	10	01-09-2021	6.4 years	15.79%	Good	Retain	N/A
NRILU0911	Interior Painting	\$ 548.00	10	01-09-2021	6.4 years	35.04%	Good	Retain	N/A
NRILU0912	Wardrobe	\$ 2115.00	10	01-09-2021	6.4 years	33.24%	Good	Retain	N/A

**Dining**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0929	Interior Painting	\$ 731.00	10	01-09-2021	6.4 years	33.27%	Good	Retain	N/A
NRILU1019	Vinyl	\$ 857.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

**Hallway**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0931	Interior Painting	\$ 137.00	10	01-09-2021	6.4 years	14.01%	Good	Retain	N/A
NRILU1020	Vinyl	\$ 171.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

**Kitchen**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0893	Blind	\$ 342.00	10	01-09-2021	6.4 years	33.33%	Good	Retain	N/A
NRILU0894	Benchtops	\$ 2414.00	20	01-09-2021	16.4 years	8.75%	Good	Retain	N/A
NRILU0896	Cooktop	\$ 1394.00	12	01-09-2021	8.4 years	29.17%	Good	Retain	N/A
NRILU0897	Interior Painting	\$ 400.00	10	01-09-2021	6.4 years	13.13%	Good	Retain	N/A
NRILU0898	Kitchen Cabinets	\$ 3932.00	20	01-09-2021	16.4 years	16.62%	Good	Retain	N/A
NRILU0899	Oven	\$ 1451.00	12	01-09-2021	8.4 years	145.88%	Fair	Retain	N/A
NRILU0900	Rangehood	\$ 617.00	12	01-09-2021	8.4 years	3.65%	Good	Retain	N/A
NRILU0901	Sink & Fittings	\$ 1634.00	15	01-09-2021	11.4 years	116.69%	Good	Retain	N/A
NRILU0902	Vinyl	\$ 800.00	10	01-09-2021	6.4 years	41.56%	Good	Retain	N/A
NRILU1021	Dishwasher	\$ 1143.00	8	08-11-2022	5.6 years	0.00%	Good	Retain	N/A
NRILU1022	Exhaust Fan	\$ 262.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

**Laundry**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0913	Interior Painting	\$ 228.00	10	01-09-2021	6.4 years	16.67%	Good	Retain	N/A
NRILU0914	Tiles - Floor	\$ 2029.00	20	01-09-2021	16.4 years	7.44%	Good	Retain	Regrouting required
NRILU1023	Sink & Fittings	\$ 1634.00	15	08-11-2022	12.6 years	0.00%	Good	Retain	N/A

**Living**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0923	Blind	\$ 685.00	10	01-09-2021	6.4 years	10.51%	Good	Retain	N/A
NRILU0924	Air Conditioner - Split System	\$ 3395.00	10	01-09-2021	6.4 years	299.19%	Good	Retain	N/A
NRILU0927	Interior Painting	\$ 731.00	10	01-09-2021	6.4 years	28.89%	Good	Retain	N/A
NRILU1024	Vinyl	\$ 891.00	10	08-11-2022	7.6 years	0.00%	Good	Retain	N/A

**Unit Exterior**

Asset Number	Asset Name	Acquisition Cost (\$)	Effective Life (Y)	Installation Date	Remaining Effective Life	Accumulated Repair Cost as % of Acquisition	Asset Condition	Plan	Comments
NRILU0932	Clothesline	\$ 514.00	10	01-01-1984	-31.2 years	14.88%	Good	Retain	N/A
NRILU0933	Doors	\$ 6185.00	30	01-01-1984	-11.2 years	11.08%	Good	Retain	N/A
NRILU0934	Downpipes	\$ 1794.00	20	01-01-1984	-21.2 years	14.00%	Good	Retain	N/A



NRILU0936	Exterior Painting	\$ 2149.00	10	01-01-1984	-31.2 years	17.50%	Good	Retain	N/A
NRILU0937	Fascias	\$ 2961.00	20	01-01-1984	-21.2 years	17.49%	Good	Retain	N/A
NRILU0938	Flyscreens	\$ 1920.00	10	01-01-1984	-31.2 years	70.00%	Good	Retain	N/A
NRILU0939	Guttering	\$ 2903.00	20	01-01-1984	-21.2 years	124.68%	Good	Retain	N/A
NRILU0940	Path	\$ 2263.00	30	01-01-1984	-11.2 years	2.33%	Good	Retain	N/A
NRILU0941	Porch	\$ 1051.00	30	01-01-1984	-11.2 years	27.72%	Good	Retain	N/A
NRILU0942	Handrails	\$ 628.00	20	01-01-1984	-21.2 years	4.82%	Good	Retain	N/A
NRILU0943	Water Meter	\$ 400.00	20	01-01-1984	-21.2 years	0.00%	Good	Retain	N/A
NRILU0944	Windows	\$ 6882.00	30	01-01-1984	-11.2 years	13.34%	Good	Retain	N/A