

LUCAYA - TOWNHOME 3 BDS



| | |
|------------------------|------------|
| Avg Year Occupancy (%) | 70% |
| Avg Daily Rate (ADR) | 131 |
| Nr Bedrooms | 3 |
| Nr Bathrooms | 2 |

| | | | |
|-------------------------------|--------------------|--|----------------------------|
| Annual Income (Receita Anual) | \$33,022.00 | | |
| Expenses (Despesas) | \$17,056.00 | | |
| Expenses Break Down | | | |
| Utilities | \$3,792.00 | Water / Electricity / Gas / Cable / Pest Control / Pool Cleaning | Y E A R L Y |
| HOA | \$3,600.00 | Paid Monthly | |
| PM (USD 150) | \$1,800.00 | Property Management Fee | |
| Commission Fee (20%) | \$ 6,604.50 | Paid per booking | |
| Liability Insurance | \$220.00 | USD IMM Liability coverage | |
| Initial Setup | \$860.00 | Licenses / Photos / Signs | |
| Insurances | -- | Include Mortgage | |
| Property Tax | -- | Include Mortgage | |
| Yearly Profit | \$15,452.00 | | |
| Monthly Profit | \$1,330.50 | | |

ONE VACATION HOME: Sales, market analysis and owner statements examples.

DISTRIBUTION CHANNELS

HOME MARKET STRATEGIC ANALYSIS

1596 MC CHAMPIONS GATE

OWNER YEAR ANALYSIS

Average Property Details (Annual)

| | | | |
|-------------------------------|----------|--------------------------|-------------|
| Rent Revenue | \$43,175 | Comp Criteria | Bedrooms: 6 |
| Average Daily Rate | \$162 | Unit Type(s): | House |
| Average Stay Revenue | \$635 | No Owner Nights Revenue: | \$44,636 |
| Days Booked in Advance | 127 | | |
| Guest Nights Booked | 266 | | |
| Owner Nights | 9 | | |
| Owner Nights Lost Opportunity | \$1,461 | | |

MARKET DATA BASE COMPARISON

