

WINDSOR ISLAND – SF 8 BDS



Avg Year Occupancy (%)	70%
Avg Daily Rate (ADR)	407,30
Nr Bedrooms	8
Nr Bathrooms	5



Annual Income (Receita Anual)			\$103,413.50
Expenses (Despesas)			\$13,560.00
Expenses Break Down			
Utilities	\$5.760,00	Water / Eletriciry / Gas / Cable / Pest Control / Pool Cleaning	Y E A R L Y
HOA	\$6.000,00	Paid Monthly	
PM (USD 150)	\$1.800,00	Property Management Fee	
Commission Fee (20%)	\$20.682,70	Paid per booking	
Liability Insurance	\$220.00	USD IMM Liability coverage	
Initial Setup	\$860.00	Licenses / Photos / Sings	
Insurances	--	Include Mortgage	
Property Tax	--	Include Mortgage	
Yearly Profit			\$69,170.80
Monthly Profit			\$ 5,764.23

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

DISTRIBUTION CHANNELS

HOME MARKET STRATEGIC ANALYSIS

1596 MC CHAMPIONS GATE

1596 MAIDSTONE CT, Davenport

Jul 6 (1k 4.00) | Listing active: Not updated October 20, 2020

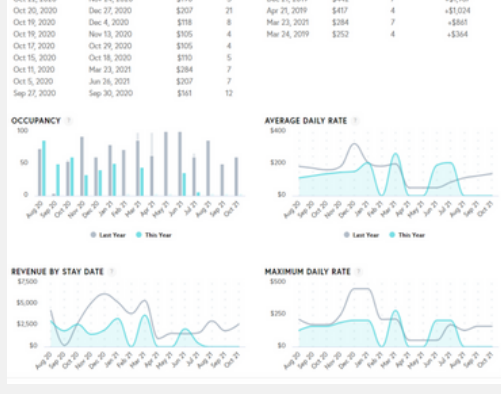
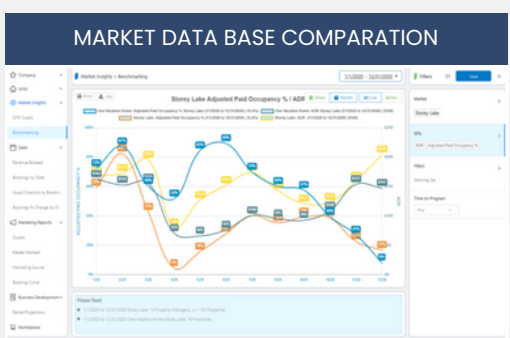
PRICE SYNCING ON

Download stats

Booking date	Arrival date	ADP	Nights	ADP	Nights	ADP	Revenue
Nov 1, 2020	Nov 13, 2021	\$246	7	Dec 26, 2019	\$454	7	+\$2,001
Oct 22, 2020	Nov 24, 2020	\$190	5	Dec 21, 2019	\$442	7	+\$1,917
Oct 20, 2020	Dec 31, 2020	\$307	21	Apr 21, 2019	\$417	4	+\$1,024
Oct 19, 2020	Dec 4, 2020	\$188	8	Mar 23, 2019	\$384	7	+\$861
Oct 19, 2020	Nov 13, 2020	\$105	4	Mar 24, 2019	\$252	4	+\$364
Oct 17, 2020	Oct 29, 2020	\$105	4				
Oct 15, 2020	Oct 18, 2020	\$170	5				
Oct 15, 2020	Mar 23, 2021	\$284	7				
Oct 5, 2020	Jun 26, 2021	\$307	7				
Sep 27, 2020	Sep 30, 2020	\$161	12				

OWNER YEAR ANALYSIS

Average Property Details (Annual)	Comp Criteria
Rent Revenue: \$43,175	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	



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ONE VACATION HOME

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