



RENTAL INCOME ESTIMATE

106 CENTER COVE II LOOP, SPICEWOOD, TX

MONTH	AVERAGE PERFORMANCE			HIGH PERFORMANCE		
	AVG. NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS	AVG. NIGHTLY RATES	NIGHTS BOOKED	TOTAL EARNINGS
January	\$306	5	\$1,529	\$324	6	\$1,944
February	\$285	6	\$1,710	\$302	7	\$2,114
March	\$452	11	\$4,975	\$479	12	\$5,748
April	\$399	11	\$4,251	\$423	11	\$4,653
May	\$435	8	\$3,477	\$460	9	\$4,140
June	\$438	10	\$4,381	\$464	11	\$5,104
July	\$420	12	\$5,040	\$445	13	\$5,785
August	\$298	7	\$2,083	\$315	8	\$2,520
September	\$398	8	\$3,181	\$421	9	\$3,789
October	\$398	7	\$2,785	\$422	8	\$3,376
November	\$466	5	\$2,330	\$494	6	\$2,964
December	\$372	7	\$2,607	\$395	8	\$3,160
TOTALS:		97	\$38,349		108	\$45,297

(Rates reflect a blended average for each time period. Applicable taxes and cleaning fees are not included.)

	AVG. PERFORMANCE	HIGH PERFORMANCE
EVOLVE MANAGEMENT FEE - 10%	\$3,835	\$4,530
NET RENTAL INCOME*	\$34,514	\$40,767

Unbeatable performance and unrivaled flexibility
for an industry-low management fee of 10%.

realestate@evolve.com

Try.evolve.com

*Rental performance projection is not a guarantee or offer of performance by Evolve. The projection is intended to show only an expected range of possible outcomes based on the historical average performance of similar properties and/or market areas, is not exclusively based on actual Evolve customer accounts, and does not reflect the effect of future changes in economic and market factors. Holidays and events are reviewed during Analysis. Rates reflect Standards for the selected time periods. Assumptions: (Full Calendar Control, Rate Control, Minimum Stay Control). The performance of an individual property may vary. Evolve does not provide investment advice or recommendations on buying or selling property. You should consult a financial adviser and/or real estate professional to discuss your specific situation. You may incur additional costs, fees, or taxes, including for providers you choose for on-site guest assistance, maintenance, and concierge. CAP Rates calculations use a fixed 30% expense.