



RENTAL INCOME ESTIMATE

111 PINNACLE RIDGE ROAD, BEECH MOUNTAIN, NC 28604

MONTH	AVERAGE PERFORMANCE			HIGH PERFORMANCE		
	AVERAGE NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS	AVERAGE NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS
January	\$371	8	\$2,968	\$390	8	\$3,272
February	\$310	18	\$5,580	\$326	19	\$6,152
March	\$226	17	\$3,842	\$237	18	\$4,236
April	\$194	12	\$2,328	\$204	13	\$2,567
May	\$209	12	\$2,508	\$219	13	\$2,765
June	\$258	12	\$3,096	\$271	13	\$3,413
July	\$294	17	\$4,998	\$309	18	\$5,510
August	\$212	19	\$4,028	\$223	20	\$4,441
September	\$272	10	\$2,720	\$286	11	\$2,999
October	\$287	12	\$3,444	\$301	13	\$3,797
November	\$398	16	\$6,368	\$418	17	\$7,021
December	\$491	21	\$10,311	\$516	22	\$11,368
TOTALS*	\$294	174	\$52,191	\$308	183	\$57,541
EVOLVE MANAGEMENT FEE - 10%			\$5,219			\$5,754

NET RENTAL INCOME*

\$46,972

\$51,787

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

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*Holidays and events are reviewed during Analysis. Rates reflect Standards for the selected time periods. Revenue from cleaning fees, taxes, and any other associated fees not included. Assumptions: Full Calendar Control, Rate Control, Min Stay Control. Projections are subject to change.**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 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. 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.