



RENTAL INCOME ESTIMATE

217 LAKE 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	\$391	25	\$9,775	\$411	26	\$10,777
February	\$334	24	\$8,016	\$351	25	\$8,838
March	\$257	18	\$4,626	\$270	19	\$5,100
April	\$177	21	\$3,717	\$186	22	\$4,098
May	\$227	16	\$3,632	\$238	17	\$4,004
June	\$278	15	\$4,170	\$292	16	\$4,597
July	\$200	25	\$5,000	\$210	26	\$5,513
August	\$288	18	\$5,184	\$302	19	\$5,715
September	\$212	19	\$4,028	\$223	20	\$4,441
October	\$289	15	\$4,335	\$303	16	\$4,779
November	\$271	22	\$5,962	\$285	23	\$6,573
December	\$588	18	\$10,584	\$617	19	\$11,669
TOTALS*	\$293	236	\$69,029	\$307	248	\$76,104
EVOLVE MANAGEMENT FEE - 10%			\$6,903			\$7,610

NET RENTAL INCOME*

\$62,126

\$68,494

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.