



RENTAL INCOME ESTIMATE

24 SOUTH 7TH STREET, ASHTON, ID 83420

MONTH	AVERAGE PERFORMANCE			HIGH PERFORMANCE		
	AVERAGE NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS	AVERAGE NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS
January	\$130	3	\$390	\$137	3	\$430
February	\$132	4	\$528	\$139	4	\$582
March	\$130	2	\$260	\$137	2	\$287
April	\$245	4	\$980	\$257	4	\$1,080
May	\$200	17	\$3,400	\$210	18	\$3,749
June	\$244	26	\$6,344	\$256	27	\$6,994
July	\$298	28	\$8,344	\$313	29	\$9,199
August	\$275	20	\$5,500	\$289	21	\$6,064
September	\$220	25	\$5,500	\$231	26	\$6,064
October	\$137	18	\$2,466	\$144	19	\$2,719
November	\$139	7	\$973	\$146	7	\$1,073
December	\$132	11	\$1,452	\$139	12	\$1,601
TOTALS*	\$190	165	\$36,137	\$200	173	\$39,841
EVOLVE MANAGEMENT FEE - 10%			\$3,614			\$3,984

NET RENTAL INCOME*

\$32,523

\$35,857

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.