



RENTAL INCOME ESTIMATE

75-337 ALOHA KONA DR, KAILUA-KONA, HI

MONTH	AVERAGE PERFORMANCE			HIGH PERFORMANCE		
	AVG. NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS	AVG. NIGHTLY RATES	NIGHTS BOOKED	TOTAL EARNINGS
January	\$194	16	\$3,097	\$201	17	\$3,418
February	\$214	17	\$3,634	\$227	18	\$4,093
March	\$162	18	\$2,907	\$166	19	\$3,147
April	\$163	15	\$2,440	\$169	16	\$2,705
May	\$162	14	\$2,269	\$167	15	\$2,503
June	\$165	15	\$2,480	\$176	16	\$2,808
July	\$166	18	\$2,987	\$177	19	\$3,358
August	\$161	15	\$2,420	\$170	16	\$2,716
September	\$167	13	\$2,173	\$175	14	\$2,453
October	\$196	13	\$2,553	\$212	14	\$2,967
November	\$179	12	\$2,143	\$189	13	\$2,458
December	\$236	12	\$2,827	\$256	13	\$3,328
TOTALS:		178	\$31,930		190	\$35,953

(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%	\$3,193	\$3,595
NET RENTAL INCOME*	\$28,737	\$32,358

COMPARABLE PROPERTIES

PROPERTY #1

PROPERTY #2

PROPERTY #3

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

sales@evolve.com

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*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.