





Invest in a vacation rental with confidence.

The intel below uses a combination of vacation rental performance statistics and broader market trends to reveal how properties in this area performed on average in the last 12 months. It's the must-know historical data you need to help make smart buying decisions.*



How has home size affected performance?

			
NUMBER OF BEDROOMS	AVERAGE NIGHTS BOOKED	AMOUNT OF YEAR BOOKED	LOCAL INVENTORY BREAKDOWN
1	110	30%	18%
2	124	34%	27%
3	131	36%	33%
4	129	35%	12%
5	136	37%	3%

TOP EVOLVE PERFORMER







3 BEDROOMS



278 NIGHTS BOOKED

How much revenue have owners earned?

			
NUMBER OF BEDROOMS	AVERAGE DAILY RATE	AVERAGE YEARLY REVENUE TOP 50%	AVERAGE YEARLY REVENUE TOP 75%
1	\$121	\$13,693	\$20,656
2	\$160	\$19,840	\$28,223
3	\$211	\$28,354	\$37,286
4	\$291	\$34,787	\$49,999
5	\$380	\$58,314	\$70,623

TOP EVOLVE PERFORMER

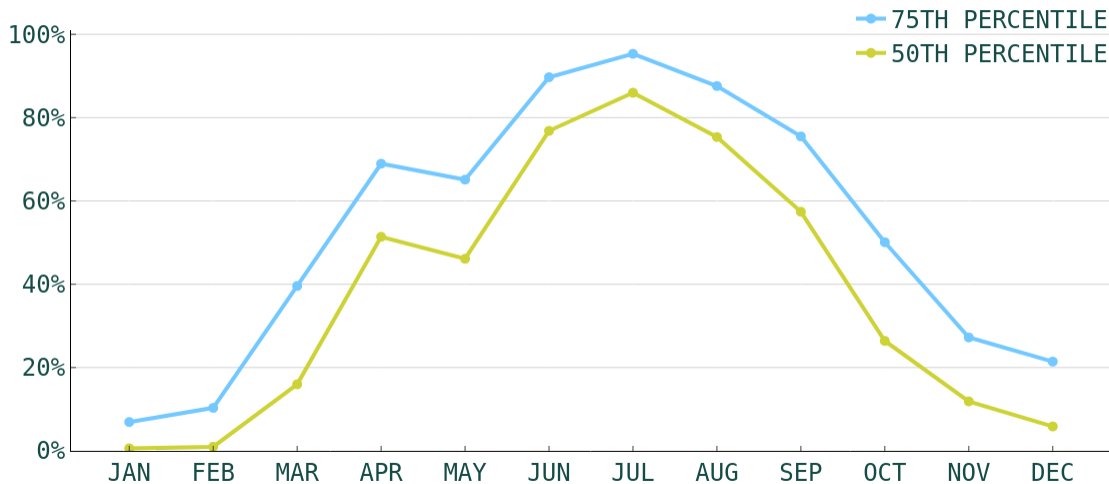


4 BEDROOMS



\$740 AVERAGE DAILY RATE

What has annual occupancy looked like?



Jun, Jul, Sep
HIGH SEASON



Jan, Apr, Nov
LOW SEASON



AVERAGE DAYS
BOOKED IN ADVANCE

35 35

HIGH SEASON LOW SEASON



AVERAGE LENGTH
OF STAY IN DAYS

3 3

HIGH SEASON LOW SEASON



AVERAGE
DAILY RATE

\$202 \$191

HIGH SEASON LOW SEASON

Make vacation rental investment easy.

Whether you're looking for that first vacation home or your next dream property, we have the resources and expertise to help.



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**Get-Started
Resources**

*This analysis is not a guarantee or offer of performance by Evolve. It is intended to show only the range of average outcomes seen in the market last year, is not exclusively based on actual Evolve customer accounts, and does not reflect the effect of future changes in economic and market factors. This analysis includes data for Pagosa Springs Area from 04/01/23 - 04/01/24.

