





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	155	42%	20%
2	158	43%	31%
3	149	41%	28%
4	138	38%	13%
5	156	43%	3%

TOP EVOLVE PERFORMER

 3 BEDROOMS

 263 NIGHTS BOOKED

How much revenue have owners earned?

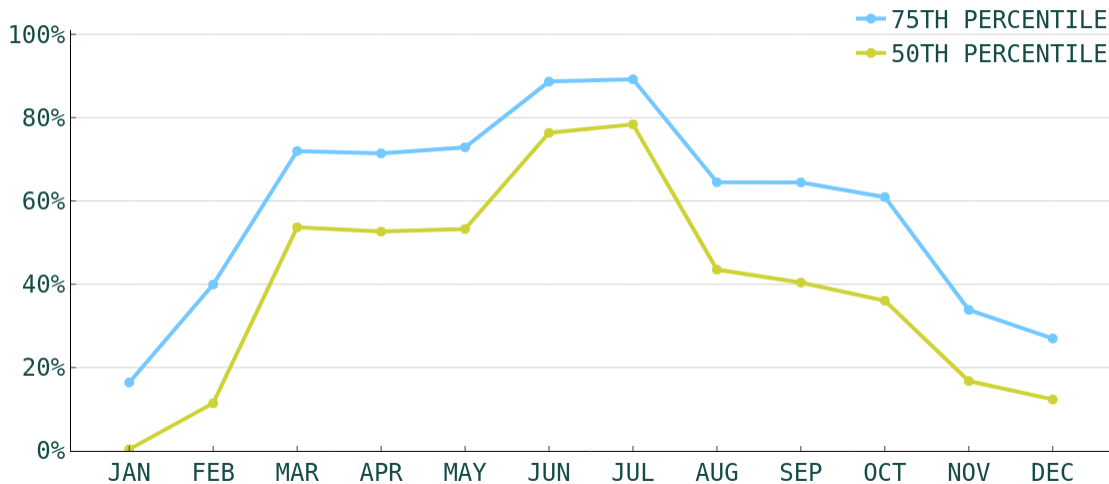
			
NUMBER OF BEDROOMS	AVERAGE DAILY RATE	AVERAGE YEARLY REVENUE TOP 50%	AVERAGE YEARLY REVENUE TOP 75%
1	\$149	\$22,625	\$35,007
2	\$176	\$28,995	\$42,323
3	\$211	\$32,574	\$52,144
4	\$304	\$45,685	\$68,295
5	\$388	\$65,438	\$88,589

TOP EVOLVE PERFORMER

 5 BEDROOMS

 \$578 AVERAGE DAILY RATE

What has annual occupancy looked like?



Mar, Jun, Jul
HIGH SEASON



Jan, Nov, Dec
LOW SEASON



AVERAGE DAYS
BOOKED IN ADVANCE

29

23

HIGH SEASON LOW SEASON



AVERAGE LENGTH
OF STAY IN DAYS

4

4

HIGH SEASON LOW SEASON



AVERAGE
DAILY RATE

\$237

\$179

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.



**More Market
Analyses**



**Real Estate
Experts**



**Homes
for Sale**



**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 Pensacola Area from 03/01/23 - 03/01/24.

