

Total Projected Gross Revenue: \$30,817

(From \$25,000 to \$37,000 based on market conditions and pricing)

Total Projected NET proceeds: \$24,654

(From \$20,000 to \$30,000 based on market conditions, pricing, and net of 20% commission)

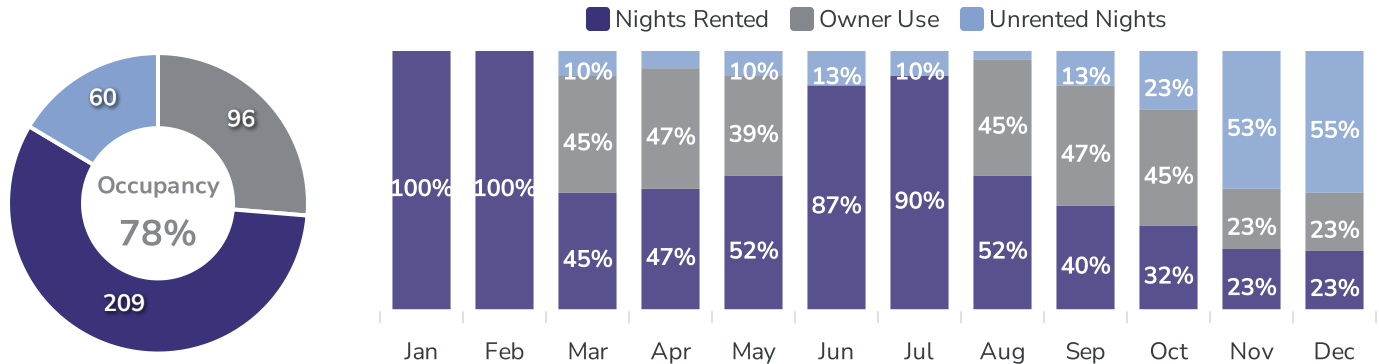
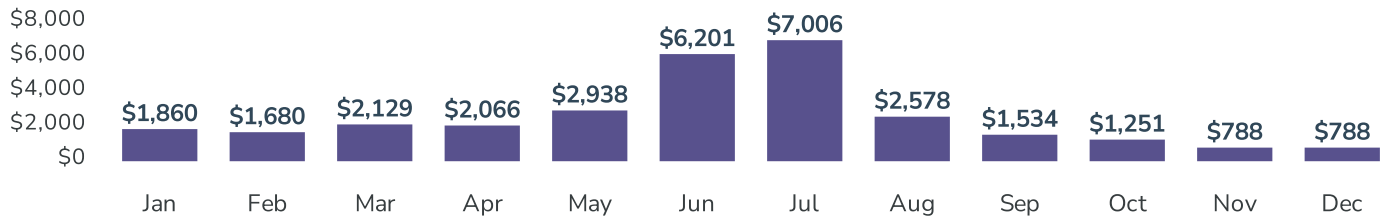
Total Projected Nights Rented
209

Total Days Owner Enjoyment
96

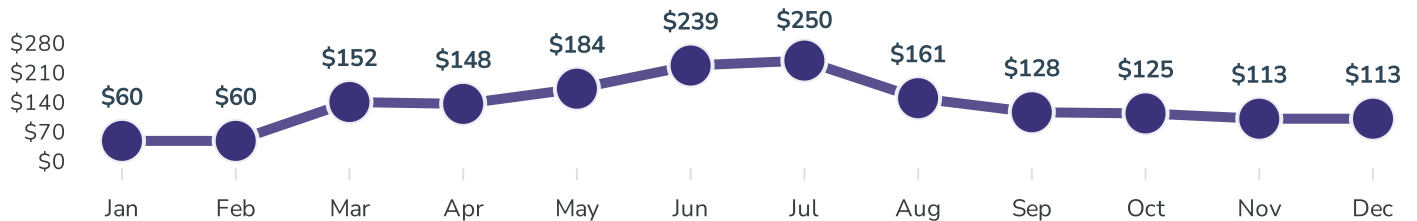
Occupancy
78%

Average Nightly Rate
\$147

Total Projected Gross Revenue: \$30,817



Average Nightly Rate: \$147



Rental Projections Prepared By

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Sensitivity Analysis

		Nights Rented				
		80%	90%	100%	110%	120%
Average Nightly Rate	80%	\$19,723	\$22,188	\$24,654	\$27,119	\$29,585
	90%	\$22,188	\$24,962	\$27,735	\$30,509	\$33,283
	100%	\$24,654	\$27,735	\$30,817	\$33,899	\$36,981
	110%	\$27,119	\$30,509	\$33,899	\$37,289	\$40,679
	120%	\$29,585	\$33,283	\$36,981	\$40,679	\$44,377

Bedrooms	1	Bathrooms	1	Square Footage	720
Property Value / Listed Price	n/a				
Key Attributes	Plan your next great getaway at Seaside Beach & Racquet! Enjoy a variety of fantastic amenities and soak up the sun on the stunning white sand beaches of the Gulf Coast.				
Property Link	n/a				

Month	Season	Number of Days	Owner Use	Available Nights	Nights Rented	Unrented Nights	Target Rates	Acceptable Discount	Lowest Target Rate	Occupancy %	Gross Revenue
January	Snowbird Season	31	0	31	31	0	\$60	0%	\$60	100%	\$1,860
February	Snowbird Season	28	0	28	28	0	\$60	0%	\$60	100%	\$1,680
March	Spring	31	14	17	14	3	\$169	10%	\$152	82%	\$2,129
April	Spring	30	14	16	14	2	\$164	10%	\$148	88%	\$2,066
May	Spring	31	12	19	16	3	\$204	10%	\$184	84%	\$2,938
June	Summer	30	0	30	26	4	\$265	10%	\$239	87%	\$6,201
July	Summer	31	0	31	28	3	\$278	10%	\$250	90%	\$7,006
August	Summer	31	14	17	16	1	\$179	10%	\$161	94%	\$2,578
September	Late Summer/Fall	30	14	16	12	4	\$142	10%	\$128	75%	\$1,534
October	Fall	31	14	17	10	7	\$139	10%	\$125	59%	\$1,251
November	Fall	30	7	23	7	16	\$125	10%	\$113	30%	\$788
December	Winter	31	7	24	7	17	\$125	10%	\$113	29%	\$788
Totals		365	96	269	209	60			\$147	78%	\$30,817