



Rental income estimate

109 Fremont Rd, Lake Arrowhead, CA

AVERAGE PERFORMANCE				HIGH PERFORMANCE		
Month	Avg nightly rate*	Nights booked	Total earnings	Avg nightly rate*	Nights booked	Total earnings
January	\$422	7	\$2,955	\$423	8	\$3,386
February	\$377	6	\$2,264	\$378	7	\$2,648
March	\$359	6	\$2,154	\$366	7	\$2,562
April	\$354	4	\$1,416	\$355	5	\$1,775
May	\$300	5	\$1,501	\$301	6	\$1,807
June	\$276	9	\$2,481	\$334	10	\$3,340
July	\$342	11	\$3,757	\$390	12	\$4,679
August	\$412	6	\$2,474	\$420	7	\$2,941
September	\$363	8	\$2,903	\$367	9	\$3,305
October	\$379	6	\$2,276	\$384	7	\$2,689
November	\$348	8	\$2,783	\$348	9	\$3,133
December	\$444	10	\$4,437	\$445	11	\$4,891
Totals:	\$365	86	\$31,401	\$376	98	\$37,156

AVERAGE PERFORMANCE		HIGH PERFORMANCE
Evolve management fee: 10%	\$3,140	\$3,716
Net rental income**	\$28,261	\$33,440

Comparable Properties

[Property #1](#)

[Property #2](#)

[Property #3](#)

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*Rates reflect a blended average for each time period. Applicable taxes and cleaning fees are not included.

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