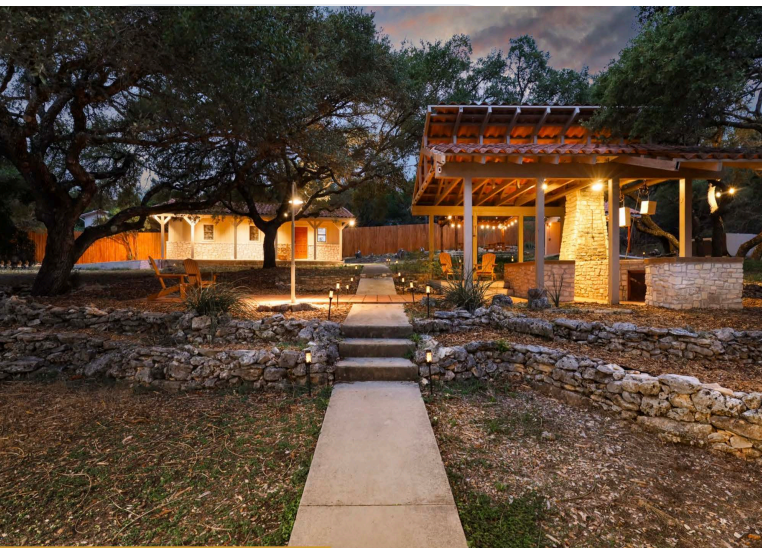


UnderwriteLite™

AGENT: Kristi Mastroianni | Phone: N/A
Email: kristi.mastroianni@revedy.com



Revedy ID: 68424 - Year Built: N/A
5 Bed | 3.0 Bath | 12 Sleep | 2,090 Sq Ft.
Home Value: \$999,000
Revedy AIRpraisal™: \$1,132,136
AIRpraisal is a proprietary valuation that includes both the STR business and the underlying real estate asset.

Revenue Analysis



\$127,474 to \$172,429
Projected Rental Income
Market average for like kind properties

\$147,435 Projected Rental Income	8.33% Cap Rate
\$83,197 Net Operating Income	\$19,393 Profit
\$792 Average Daily Rate (ADR)	51% Occupancy

DISCLOSURES

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The real estate market is cyclical and real estate values go up and down.

The financial market also changes, affecting the terms on which a lender will agree to loan money on real property. It is impossible to accurately predict what the real estate or financial market conditions will be at any given time.

The ultimate decision on the price a Buyer is willing to pay and the price a Seller is willing to accept for a specific property rests solely with the individual Buyer and Seller. The parties to a real estate transaction must decide on what price and terms they are willing to buy or sell in light of market conditions, their own financial resources and their own unique circumstances.

The parties must, upon careful deliberation, decide how much risk they are willing to assume in a transaction. Any waiver of contingencies, rights or warranties in the Contract may have adverse consequences. Buyer and Seller acknowledge that they understand these risks.

Buyer and Seller assume all responsibility should the return on investment, tax consequences, credit effects, or financing terms not meet their expectations. The parties understand and agree that the Underwriters do not provide advice on property as an investment. Underwriters are not qualified to provide financial, legal, or tax advice regarding a real estate transaction. Therefore, Underwriters make no representation regarding the above items. Buyer and Seller are advised to obtain professional tax and legal advice regarding the advisability of entering into this transaction.

Not intended to be a solicitation to anyone under contract with another licensed real estate brokerage.