



LUXURY RENTAL

Rental Proforma
621 Pine Crest Drive
Snowmass Village, CO 81615

Below is the projected gross rental income for your residence. There is a wide range, and actual income will most likely lie somewhere between the two levels. Outside factors that may influence rental income include, but are not limited to: snow conditions, actual owner usage, and worldwide economic factors. Please note that this proforma is based on comparable residences in the area, and rental income cannot be guaranteed.

Winter Season:

Winter Holiday Rates: \$8,500/night
Income 10- 14 nights: \$85,000 - \$119,000

Winter Season:

Non-holiday Nightly Rates: \$6,000/night
Monthly: \$175,000
Income: 42-56 nights: \$252,000 - \$336,000

Summer Season:

Weekly: \$20,000
Monthly: \$60,000
Income: 1-2 months: \$60,000 - \$120,000

Total Projected Gross Income:

Short Term Rentals: \$397,000 - \$575,000

Other Rental Costs:

- Commission Rate is 20% for short term stays
- Housekeeping:
 - Stays of 1 week or longer- one mid stay clean with linen change- 10-12 hours to be included
 - Month long stay- once per week – 8-10 hours/week
 - Checkout Clean- 18-20 hours paid for by the tenant
 - Additional housekeeping can be scheduled as a cost to the tenant at \$35- 42/hour
- Stock home with basic supplies- paper towels, toilet paper, dish soap, laundry soap, basic cleaning supplies, etc.
- Maintenance costs

Contact me for questions.

Lori Guilander

lori.guilander@elliman.com

970.987.1450