



## Your Annual Gross Revenue Potential

53 Sailview Dr

*Based on REAL Sea Coast Property Comps From 30 year professionals living and working in Your Hyperlocal Area.*

Season	Dates	Weekly Rate	Discount Off Prime	Projected # of weeks booked	Average Nightly Rate	Nights in Season	Nights Rented	Estimated Annual Rental Revenue
New Years Break, Continued	1/3/2025-1/8/2025	\$ 2,000	60.00%	0	\$ 285.71	6	0	\$ -
Winter	1/9/2025-1/16/2025	\$ 1,250	75.00%	0	\$ 178.57	7	0	\$ -
MLK	1/17/2025-1/25/2025	\$ 2,000	60.00%	0	\$ 285.71	8	0	\$ -
Winter	1/26/2025-3/7/2025	\$ 1,250	75.00%	0	\$ 178.57	40	0	\$ -
Cold Spring	3/8/2025-4/10/2025	\$ 2,000	60.00%	1.5	\$ 285.71	33	10	\$ 2,857.14
Easter Break Public Schools	4/11/2025-4/21/2025	\$ 2,750	45.00%	0.75	\$ 392.86	11	5	\$ 1,964.29
Early Cold Spring	4/22/2025-5/3/2025	\$ 2,000	60.00%	0	\$ 285.71	12	0	\$ -
Late Warm Spring	5/4/2025-5/21/2025	\$ 2,750	45.00%	0.5	\$ 392.86	19	4	\$ 1,571.43
Memorial Day Holiday	5/22/2025-5/26/2025	\$ 4,250	15.00%	0.5	\$ 607.14	4	4	\$ 2,428.57
Early Summer	5/27/2025-6/7/2025	\$ 3,250	35.00%	0.75	\$ 464.29	14	5	\$ 2,321.43
School's Out!	6/8/2025-6/20/2025	\$ 5,000	PRIME	2.0	\$ 714.29	14	14	\$ 10,000.00
High Summer	6/21/2025-6/27/2025	\$ 5,500	110.00%	1.0	\$ 785.71	7	7	\$ 5,500.00
4th of July Week	6/28/2025-7/5/2025	\$ 5,650	113.00%	1.0	\$ 807.14	7	7	\$ 5,650.00
High Summer	7/6/2025-8/2/2025	\$ 5,500	110.00%	4.0	\$ 785.71	28	28	\$ 22,000.00
Summer Bargain	8/3/2025-8/16/2025	\$ 4,250	15.00%	2.0	\$ 607.14	14	14	\$ 8,500.00
Dog Days of Summer	8/17/2025-8/29/2025	\$ 3,250	35.00%	1.5	\$ 464.29	13	10	\$ 4,642.86
Labor Day Holiday	8/30/2025-9/6/2025	\$ 3,000	40.00%	0.75	\$ 428.57	8	5	\$ 2,142.86
Fall Peak	9/7/2025-11/11/2025	\$ 2,750	45.00%	4.0	\$ 392.86	58	28	\$ 11,000.00
Fall Bargain	11/12/2025-11/22/2025	\$ 1,250	75.00%	0	\$ 178.57	19	0	\$ -
Thanksgiving	11/23/2025-11/30/2025	\$ 2,500	50.00%	0.5	\$ 357.14	8	4	\$ 1,428.57
Early Winter	12/1/2025-12/20/2025	\$ 1,250	75.00%	0.5	\$ 178.57	19	4	\$ 714.29
Winter Holiday	12/21/2025-1/4/2026	\$ 2,000	60.00%	0	\$ 285.71	13	0	\$ -

**YEARLY TOTAL WEEKS EXPECTED** **21.25** **\$ 82,721.43**

<p>To maximize your income, avoid personal use during high peak season &amp; holidays, and join our Seasonal Program. For further income, allow pets to capture this key travel trend &amp; receive higher occupancy plus income from pet fees.</p>	<p><b>OFF SEASON ADDED INCOME:</b> Monthly Stays Program allows guests to book your property from 1 to 8 months during the off-season.</p>	<b>\$ 15,000.00</b>
	<p><b>PET FRIENDLY ADDED INCOME:</b> Non Refundable Pet Fees increase revenue.</p>	<b>\$ 5,100.00</b>
	<p><b>GRAND TOTAL POTENTIAL INCOME:</b></p>	<b>\$102,821.43</b>

### WHY CHOOSE SEA COAST RENTALS FOR YOUR PROPERTY MANAGEMENT COMPANY?

*We communicate openly and consistently with our owners.*

*We specialize in maintaining and taking care of your property.*

*Your inspector visits your property 3X for every guest reservation.*

*We visit your property every two weeks when unoccupied.*

*We market your property on over 40 platforms including all key online travel agencies at no cost to owners.*

*Our Long Term offices give us a unique leg-up to rent your property by the month during the off season.*

Contact us at (910) 458-9073 [www.seacoastrentals.com](http://www.seacoastrentals.com) [marymayo@seacoastrentals.com](mailto:marymayo@seacoastrentals.com)