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HOLIDAY TARRIF PROJECTIONS

201/215 BOUNDARY STREET, COOLANGATTA

There are several very important factors when projecting the holiday rental tariffs achievable on a property and we understand the importance of providing investors realistic income projections. In providing rental projections we have taken into consideration the following factors

- Rental Returns and Occupancy achieved on similar properties
- Features and benefits of the property that add value
- Condition and presentation of the property
- Quality of fixtures and furnishings
- Overall condition of the rental market (i.e. vacancy rates, supply and demand)

TARRIF PROJECTIONS

Seasons	Tariffs Per Night	Tariffs Per Week
Off Season	\$180	\$1260
School Holidays	\$255	\$1785
Easter / Events	\$315	\$2205
Christmas	\$345	\$2415

OCCUPANCY & INCOME PROJECTIONS

Based on the above tariff we provide a gross income projection based on an average 70% occupancy. It should be noted that income potential can be dramatically impacted by "owner use" particularly during peak seasons and this has not been factored into these outcomes.

Seasons	Occupancy/ Weeks	Tariffs Per week	Total Income
Off Season	25	\$1260	\$31,500
School Holidays	6	\$1785	\$10,710
Easter / Events	2	\$2205	\$4,410
Christmas	3	\$2415	\$7,230
TOTAL			\$53,850