

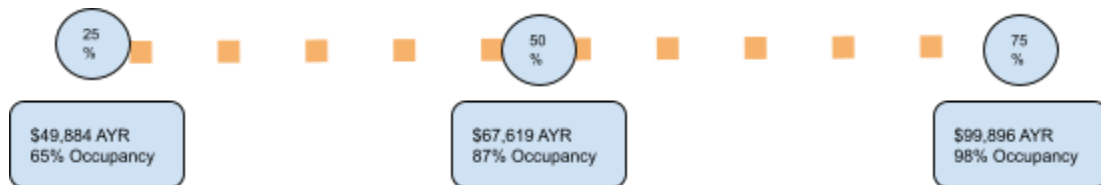
Property Revenue Performance Analysis

662 Battletop Road Sevierville, TN 37876

2021 Revenue Performance Summary

Average Occupancy	Average ADR	Average Annual Revenue
83%	\$241	\$71,394

Rental Property Performance (compared to market)



Summary:

Rental Demand	This property is just minutes from downtown Gatlinburg. This property is a unique blend of cabin style with new features that have an amazing view. Perfect small family or couples getaway retreat. Great for a Short Term Rental as 2 Bedroom 6 Sleeps are in the hottest selling range.
Quality of Property	Property is is brand new with a quaint and cozy 1047 square feet. Paired with high quality photography and marketing this property will generate a lot of interest and rentals.
Pricing	Average of \$241/ night this property is above the median and has potential to grow further. Addition of amenities and having the house available to rent will help long term revenue to increase.
Service	In partnership with Kabino, proper management, cleaning, and maintenance, this property will generate solid reviews in a short amount of time.

Data Source: 07/27 Snapshot from VRBO, Booking.com, Airbnb Rentals.