

Estimated income for New Harmony Ranch

Individual boarding - \$150 a horse, include stall, pasture, walkers and usage of all here, with trailer storage on hill.

Barn 1

Indoor work out area

18 Stalls \$150 a stall monthly, \$2700

Barn 2

39 stalls \$150 a stall monthly, \$5850

Barn 3

Indoor work out area

20 stalls \$150 a stall monthly, \$3000

Barn 4

Small indoor work out area

30 stalls \$150 a stall monthly, \$4500

Additional Rental Income

- 9 RV spots monthly average 4475 to 500 a month, \$ 4500
- 15 rooms, 8 are basic, very few things in them \$375 a month, \$20 a night.
- 7 rooms fully furnished like a ranch type hotel room \$ 875 to 475 a month, or \$35 to \$85 a night.

EXPENSES

- Water starts at \$25 a month and up, average \$45 a month, with more horses and people goes up.
- Main Electric Pole w 7 RV spots, Shop and 8 furnished rooms and house with laundry room and rest rooms for quest and home. starts at \$55 a month, average is \$250 to \$450 depending on season and amount of people here.
- Barn 2 and 3 electric poles, starts at \$45 and average is \$60 year-round, depends on number of horses and people here.

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- The septic system has 1000-gallon tank and checked and emptied 2023, all checked, has large leech field under hay field. All working fine.