

57

Okay

Market Score

157 Hill Street,  
Blowing Rock, NC, USA

Market: Boone Type: Mountains Lakes

2 Bed

2 Bath

4 Guests

🏠 Operating Expenses	\$11.7K
💰 Net Operating Income	\$32.1K
💵 Cap Rate	10.72%

\$43.9K

Projected Revenue

46%

Occupancy

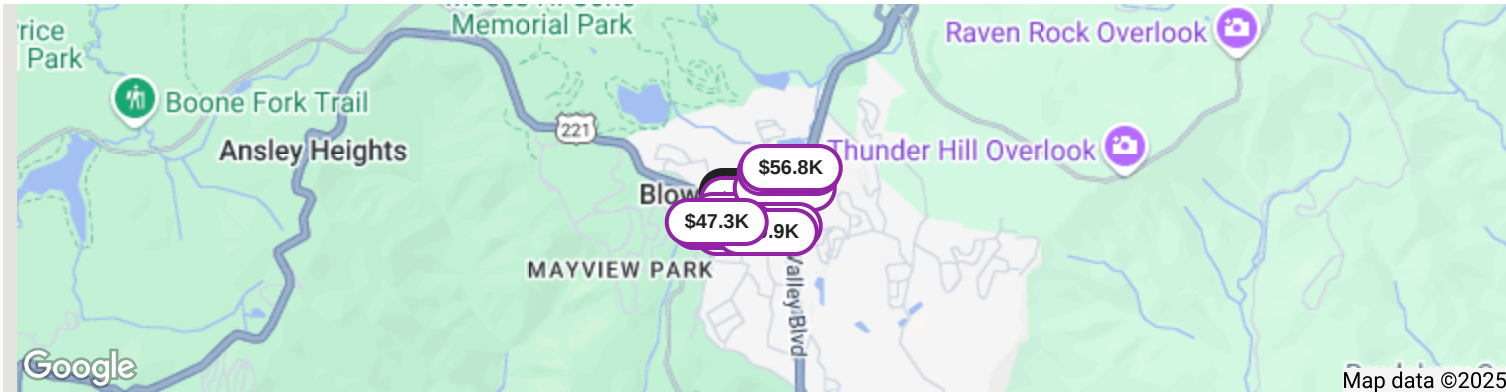
\$262

Average Daily Rate














Comparable short-term rental listings

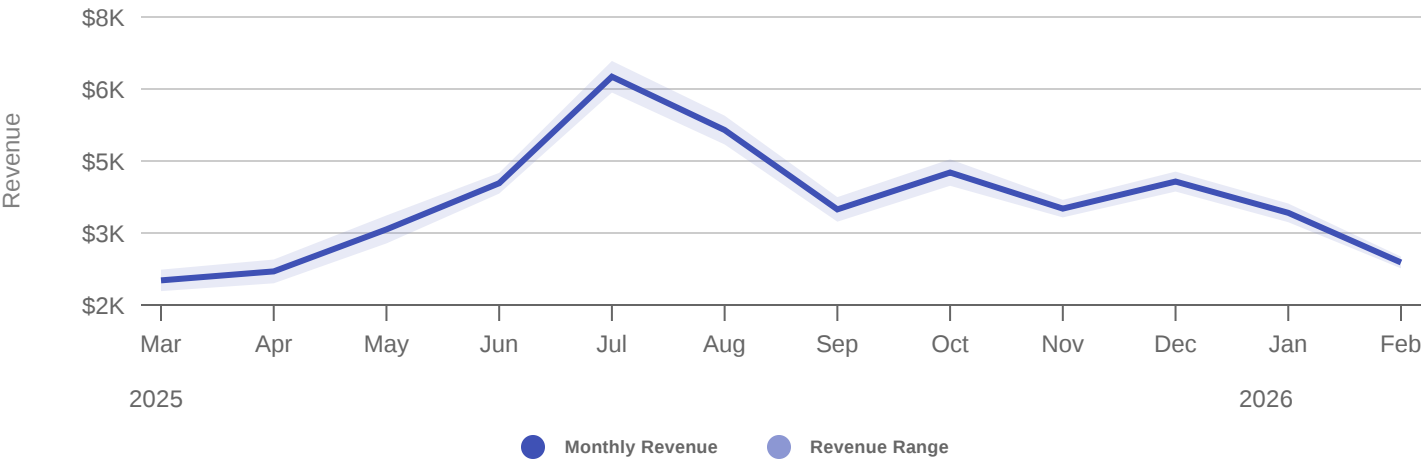
Title	Bedrooms	Baths	Revenue Potential	Days Available	Revenue	Occupancy	ADR
The-Post-House - Charming Cottage in Blowing Rock!	2	2	\$73.8K	302	\$62K	80%	\$257
Downtown-Pets-Fenced Yard 5*	2	2	\$74.6K	306	\$60.9K	41%	\$483
Downtown Main Street "STONES" FENCED YARD	2	2	\$58K	305	\$49.1K	36%	\$442
Chetola Resort 2 BR Condo w/access to Heated Indoor...	2	2	\$76.1K	363	\$75.7K	52%	\$400
Bearway to Heaven - 2BR/2BA Condo, Downtown BR	2	2	\$26.7K	227	\$13.9K	29%	\$211
Royal Oak #312	2	2	\$35.6K	255	\$32.8K	47%	\$273
Blowing Rock Vacation Rental: Walk to Dining!	2	2	\$45.2K	337	\$44.4K	39%	\$336
Ideally Located Blowing Rock Apartment!	2	2	\$39.4K	349	\$39.3K	34%	\$335
Renovated Master in Chetola Resort Condo	2	2	\$36.3K	271	\$29.2K	39%	\$277
Walk to main DT Blowing Rock/3rd floor/balcony	2	2	\$30K	294	\$29.9K	45%	\$225
Walkable Main Street Blowing Rock Apartment!	2	2	\$47.3K	279	\$47.3K	46%	\$372
Chetola Resort 2 BR Condo w/access to Heated Indoor...	2	2	\$70K	299	\$56.8K	47%	\$400



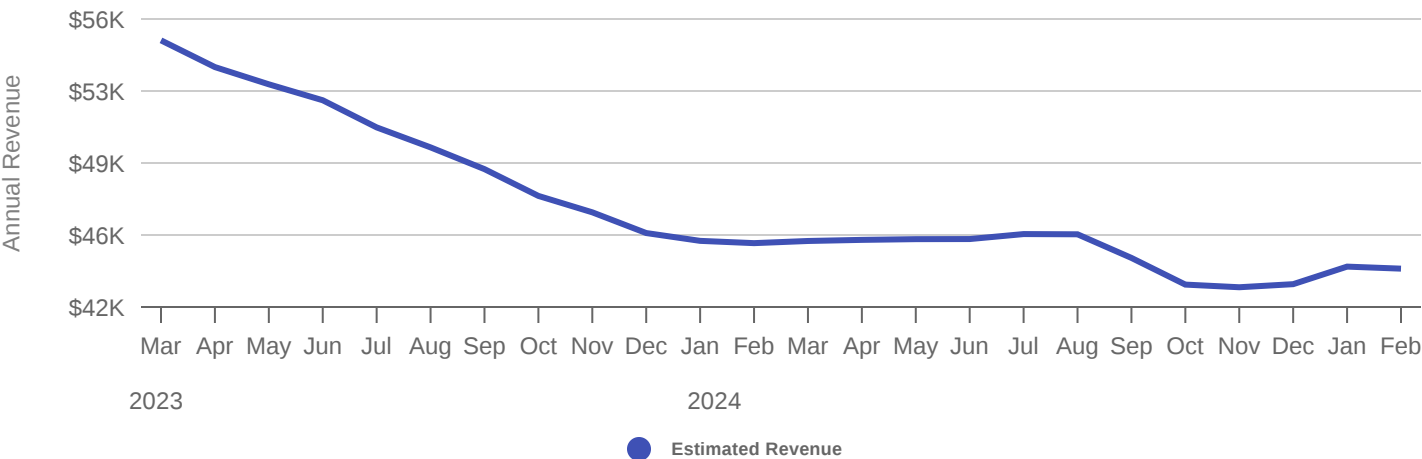
Comparable short-term rental amenities

 Wired Internet	98%	 Heating	89%
 Wireless Internet	98%	 Dryer	87%
 Air Conditioning	96%	 Washer	87%
 Kitchen	96%	 Pool	7%
 Cable TV	91%	 Hot Tub	0%
 Parking	91%		

What is the projected monthly revenue over the next year?



How has the annual projected revenue changed over time?



How does the revenue calculator work?

When an address is entered, a list of comparable short-term rentals is compiled and an index is created based on relevance. The more similar a property, the more weight it has on the calculation. It also factors in market-wide metrics such as seasonality, rental demand, and revenue growth.

How are the financial numbers determined?

After the projected revenue is created, we use that amount to generate common expenses associated with running a short term rental. The operating expenses include items such as HOA fees and taxes. The net operating income is calculated by removing the operating expenses from the projected revenue and the cap rate is telling you how much this property can yield.

