

# TWIDDY & COMPANY, REALTORS

## 2008 Rental Projection and Analysis

Bayberry Bluffs, Oceanside -*New Construction High End*  
6 Bedrooms, 6 + 2 Baths, Elevator, Theatre, Pets, Rec Rm, Pool, HT

<b>Season</b>	<b>Weeks</b>	<b>Rate</b>	<b>Totals</b>
<b>Off Season (without pool)</b>	<b>0</b>	<b>\$1,450.00</b>	<b>\$0.00</b>
<b>Off Season (with pool)</b>	<b>1</b>	<b>\$1,650.00</b>	<b>\$1,650.00</b>
<b>Spring Season</b>	<b>4</b>	<b>\$1950-\$4250</b>	<b>\$12,800.00</b>
<b>First Week In Season</b>	<b>1</b>	<b>\$5,250.00</b>	<b>\$5,250.00</b>
<b>In Season</b>	<b>2</b>	<b>\$6,125.00</b>	<b>\$12,250.00</b>
<b>Prime Season</b>	<b>6</b>	<b>\$6,250.00</b>	<b>\$37,500.00</b>
<b>Last Week In Season</b>	<b>1</b>	<b>\$5,250.00</b>	<b>\$5,250.00</b>
<b>Fall Season</b>	<b>2</b>	<b>\$2125-\$4250</b>	<b>\$7,500.00</b>
<b>Off Season (with pool)</b>	<b>2</b>	<b>\$1,650.00</b>	<b>\$3,300.00</b>
<b>Off Season (without pool)</b>	<b>0</b>	<b>\$1,450.00</b>	<b>\$0.00</b>
<b>Holiday</b>	<b>2</b>	<b>\$2,125.00</b>	<b>\$4,250.00</b>
<b>Total Gross Income</b>			<b>\$89,750.00</b>
<b>Total Weeks</b>	<b>21</b>		

\* Projection is the mid-point of a range, based on availability for entire year.

\* Number of weeks based on the Owner taking no weeks for personal use. Owner should adjust for personal use.