



**NATURAL
RETREATS**
PALM SPRINGS

515 NORTH PALM CANYON DRIVE | UNIT 11B
PALM SPRINGS, CA 92262
888.451.0156 | NATURALRETREATS.COM

RENTAL PROJECTIONS FOR: Desert Solstice - 5 Bedroom

LOCATION: Palm Springs

GROSS ANNUAL REVENUE: \$169,500- \$200,000

These figures below are based on comparable properties in Natural Retreats current inventory using historical revenue data and current market statistics provided by the Palm Springs Chamber of Commerce.

Natural Retreats – Palm Springs Projected Gross Income

SEASON	NIGHTS	Total Range	
		Low	High
Peak Event Times	10	\$15,000	\$19,000
Holiday	20	\$26,000	\$32,000
Peak	80	\$88,000	\$104,000
Low	45	\$40,500	\$45,000
Gross Total	155	\$169,500	\$200,000
Owner share 70%		\$118,650	\$140,000

These figures are only estimates and assume no owner usage during this period. Please be aware of the many factors that influence the rental potential of any property. For example, weather conditions, construction, economic climate, travel rates, etc.

RENTAL AGREEMENT SUMMARY

Natural Retreats exclusively manages deluxe, high-end properties in the Palm Springs area. Our guest and owner services have become highly refined over the twenty years that we’ve been in this market and ensure that we provide personalized, quality service that you and your property deserve.

Our marketing and sales efforts are strategically targeted and have proven highly successful at identifying and addressing the clientele that best meets the demand of our select inventory. Maximizing occupancy levels and revenue for a greater return to our owners is our specialty.

Our guest services include customized vacations that can address each guest's and owners individualized needs. We can facilitate vehicle rentals, airport shuttles, arrange for a private chef, stock refrigerator prior to arrival, and arrange guided historic Palm Springs Tours - along with anything else our guests and owners might request.

<p>The Natural Retreats Advantage</p> <ul style="list-style-type: none"> • Housekeeping and maintenance staff members have dedicated property assignments, allowing them to know the inventory of the properties they are responsible for and to give them detailed attention. • We provide on-boarding and annual inventory checks as well as arrival/departure inspections • Effective communication with our property owners is our priority. We'll keep you updated about the occupancy status and the condition of your property. Our web page, Naturalretreats.com has a private owner entrance that allows you to check current bookings, make owner reservations & access all past rental history. • We have a strong repeat cliental base which is cultivated from our friendly sales team and unique private concierge staff. • We offer 24-hour onsite service during for all guests & Owners. 	<p>Natural Retreats Will Provide</p> <ul style="list-style-type: none"> • All reservations, guest service and marketing operations. • Full start to finish private concierge service for both paying guests and property owners. • All daily service for regular paying guests and in person, on property check in and check out. • Pays credit card fees.
	<p>Responsibilities of the Property Owner</p> <ul style="list-style-type: none"> • Landscaping Maintenance • Materials, supplies, capital improvements and subcontracted services. Managed by NR. • Pool & spa service & maintenance. • Cost of linens to prepare unit for rental. • Annual Deep Clean. • Pays for Annual Preventative Maintenance.

Over the years, Natural Retreats has enjoyed the unique responsibility of managing and representing the finest properties in the Palm Springs area and all over the world. We look forward to speaking with you about your home and would be happy to answer any questions you may have. Please feel free to contact me at d.richey@naturalretreats.com or by phone at 760-883-7937.

All the best,

Dann Richey
 General Manager
 Natural Retreats – Palm Springs