

# RENTAL POOL PROJECTION



Unit size: 34,87 sqm. [One Bedroom Deluxe]  
 Unit price: ₱5 507 000  
 Additional fees: ₱103 291  
 Final Price: ₱5 610 291

34,87 sqm. [One Bedroom Deluxe - Pool access]  
 ₱6 113 000  
 ₱106 624  
 ₱6 219 624

	Low season May - October	High season November - April	Peak season December - January
Yearly occupancy (%)	60%	85%	95%
Days occupied per year	110	101	59
Daily rental rates (competitors / average)	₱3 000	₱4 700	₱6 500
<b>Expected rates <i>The One Naiharn</i></b>	<b>₱2 800</b>	<b>₱4 500</b>	<b>₱5 800</b>
Gross income	₱308 000	₱454 500	₱342 200

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Days occupied per year	110	101	59
Daily rental rates (competitors / average)	₱3 700	₱5 500	₱7 200
<b>Expected rates <i>The One Naiharn</i></b>	<b>₱3 400</b>	<b>₱5 100</b>	<b>₱6 900</b>
Gross income	₱374 000	₱515 100	₱407 100

Total days occupied 270  
 Total gross income ₱1 104 700  
 Overall expenses ₱331 410  
 Net income ₱773 290  
 40% Management share ₱309 316  
 60% Owner's share **₱463 974**

270  
 ₱1 296 200  
 ₱388 860  
 ₱907 340  
 ₱362 936  
**₱544 404**

Average yearly occupancy 73,97%  
 Yearly rental return (ROI) **8,3%**

73,97%  
**8,8%**