

THE
RESPITE
— BED & BREAKFAST —



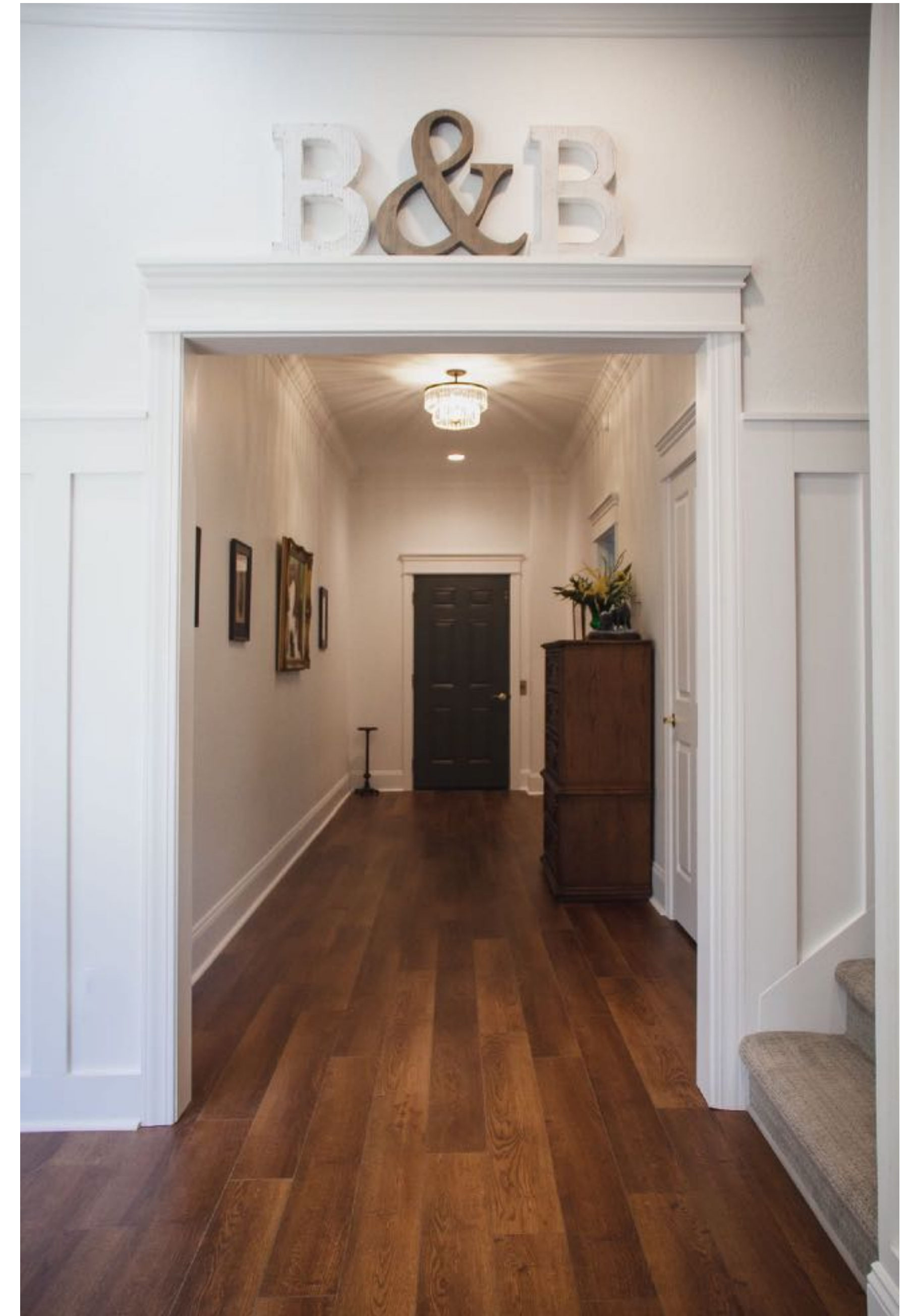
INVESTMENT PACKAGE

OVERVIEW

The Respite Bed and Breakfast is a distinguished boutique lodging facility situated in the historic heart of Paducah, Kentucky. Established in 2019, it offers a unique combination of luxury and comfort, making it a lucrative investment opportunity for potential buyers.

- **Prime Location:** Located in Paducah's historic district, The Respite is just minutes away from major local attractions and the vibrant downtown area.
- **Elegant Accommodations:** The property boasts six beautifully appointed suites, each with its own en-suite bathroom, ensuring privacy and luxury for all guests.
- **Versatile Event Space:** Features a modern event space with a capacity to accommodate up to 100 guests, perfect for hosting a variety of events from weddings to corporate gatherings.
- **Exceptional Amenities**
 - Private billiards room for guest entertainment
 - Access to a tranquil garden ideal for relaxation
 - Spacious eat-in kitchen for guest convenience
 - Well-equipped fitness center
 - Elevator
- **Strong Market Presence:** Highly rated on major travel and lodging websites, with a strong reputation for quality service and guest satisfaction.
- **Sustainable Operations:** Operates with minimal staffing, reducing operational complexity and costs. Websites and booking platforms established and synced to allow full management from a mobile application.

The Respite Bed and Breakfast represents a compelling opportunity to own a well-established and profitable business in Paducah's thriving tourism sector. With its luxurious accommodations, strategic location, and versatile event space, it is positioned to continue its success under new ownership.



PHOTOS

COMMON AREAS



THE
RESPITE
— BED & BREAKFAST —





PRIVATE BILLIARDS ROOM



6 SUITES

- 3 King Suites
- 2 Queen Suites
- 1 Double Queen Suite



EVENT SPACE



LOCATION

5 minute
walk from Riverfront
& Downtown Paducah



THE
RESPIRE
— BED & BREAKFAST —



Restaurants and Bars

- 1 Freight House
- 2 Cynthia's Ristorante
- 3 Paducah Beer Werks
- 4 Gold Rush Cafe
- 5 Kirchoff's Bakery and Deli
- 6 Michael's New York Style Pizza
- 7 Stella's
- 8 Over/Under
- 9 Max's Brick Oven Cafe
- 10 Branch Out
- 11 Broussard's Cajun Cuisine
- 12 Kitchens Cafe
- 13 Doe's Eat Place
- 14 Grill 211
- 15 The Cork Room
- 16 Mi Lindo Michoacan
- 17 Italian Village Pizza
- 18 Burrito After Dark
- 19 Big Ed's
- 20 Barrel & Bond
- 21 Silver Bullet
- 22 The Foxbriar Cocktail Bar
- 23 Johnson Bar
- 24 The Bully Gorilla Bar
- 25 O&A's Piano Bar
- 26 Silent Brigade Distillery

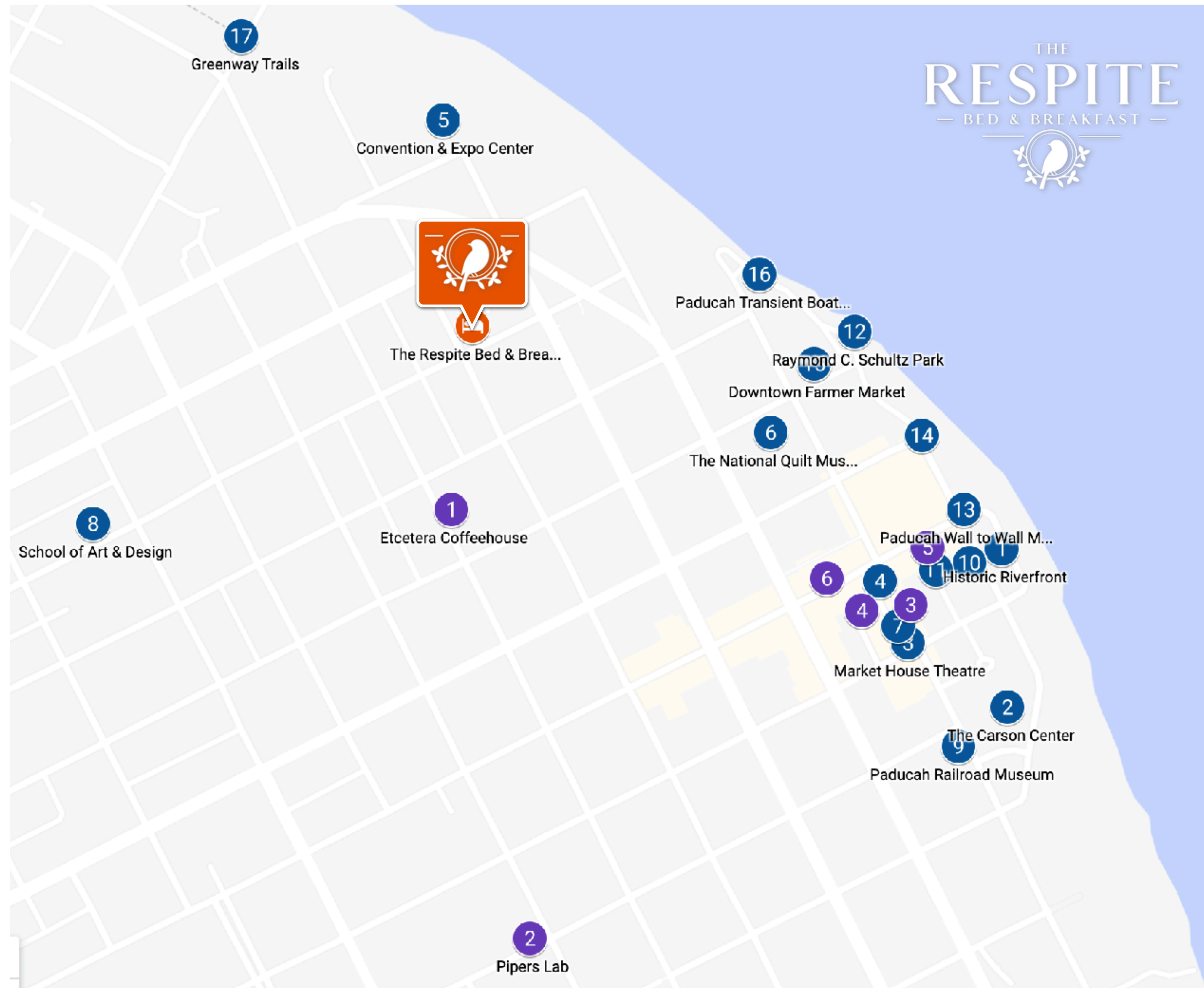


Things To Do

- 1 Historic Riverfront
- 2 The Carson Center
- 3 Market House Theatre
- 4 Yeiser Art Center
- 5 Convention & Expo Center
- 6 The National Quilt Museum
- 7 Market House Museum
- 8 School of Art & Design
- 9 Paducah Railroad Museum
- 10 Inland Waterways Museum
- 11 Maiden Alley Cinema

Coffee and Treats

- 1 Etcetera Coffeehouse
- 2 Pipers Lab
- 3 Etcetera Squared
- 4 Craving the Curls
- 5 Forever Sweet Creamery
- 6 The Old Fashioned Cigar Bar




Shopping

- 1 Antique Galleria
- 2 Raven & Moth
- 3 Troutt Old Time General Store
- 4 Paper Pieces Pop Up Shop
- 5 Paducah Antique Mall
- 6 Nice Rock Shop
- 7 PAPA Gallery
- 8 Bricolage Art Collective
- 9 Groundfloor Shoes
- 10 The Victorian Parlor
- 11 Spire Fine Jewelry & Piercing
- 12 Hooper's Outdoor Center
- 13 Raven & Moth
- 14 Curiosities
- 15 Allen Music, Inc.
- 16 Ground Zero Guitars
- 17 Messy Cat Creations
- 18 The River Project
- 19 Golden Carrot Natural Foods
- 20 Dixie Leather Works
- 21 Second Time Around
- 22 Pinecone Gallery & Studios
- 23 American Harvest Antiques
- 24 MAKE Paducah
- 25 Muppins Sewing Emporium
- 26 bbQ & More
- 27 Tuscan Rose Yarn & Hand Dyed Fabrics
- 28 Creatures of Habit
- 29 Beads & Rugs
- 30 artist endeavors LLC
- 31 With Love, From Kentucky
- 32 Self-E Beautique



OPERATIONS

ONLINE BOOKING



Dates > Room > Add-ons > Contact > Payment

Room

Select the perfect room for your stay. 2 guests


Mockingbird A - Queen Suite

This spacious queen suite comes with a full ensuite bathroom, a mini fridge, a Keurig coffee maker,...

[Read more](#)

Max. guests: 2 from **\$ 169.12** per night

Unselect




Mockingbird B - Queen Suite

This spacious queen suite comes with a full ensuite bathroom, a mini fridge, a Keurig coffee maker,...

[Read more](#)

Max. guests: 2 from **\$ 169.12** per night

Select



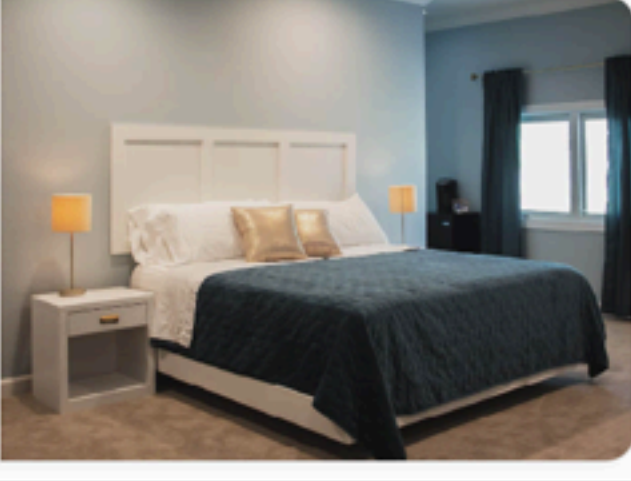
Songbird - King Suite

This spacious king suite comes with a full ensuite bathroom, tub, shower, sitting areas, a mini fridg...


[Read more](#)

Max. guests: 2 from **\$ 179.92** per night

Select



Booking summary


 Mockingbird A - Queen Suite [More details](#)

★ 5 (172 reviews)

Dates
Fri, Sep 6, 2024 - Sat, Sep 7, 2024
2 guests

Add a promo code ▾

| | |
|--------------------------------|-----------------------------|
| Room ^ | \$ 138.86 |
| \$ 139.00 x 1 night | \$ 139.00 |
| No Breakfast Discount | -\$ 13.90 |
| State Transient Tax | \$ 1.25 |
| County and City Transient Tax | \$ 12.51 |
| Fees ^ | \$ 22.75 |
| Cleaning Fee | \$ 19.00 |
| Service Fee | \$ 3.75 |
| Total excl. sales taxes | \$ 161.61 |
| Sales taxes/VAT | \$ 7.51 |
| Total (USD) | \$ 169.12 |
| Payment schedule ^ | (1 payment) |
| Payment 1 | \$ 169.12 |
| On agreement | |



Dates > Room > Add-ons > Contact > Payment

Add-ons

Enjoy an exceptional stay by adding one of these extras.


Breakfast Vouchers

\$10 Breakfast Vouchers to Downtown Paducah Restaurants for just \$8.

[Read more](#)

\$ 8.00 (price per guest, per night) **\$ 16.96**

Add




In House Breakfast

Dine in! Each morning provides a unique in-house breakfast experience in our downstairs kitchen...

[Read more](#)

\$ 12.50 (price per guest, per night) **\$ 26.50**

Add




Dozen Roses

Special Occasion? Upon arrival, your room will have a dozen roses and a custom card for that...


[Read more](#)

\$ 95.00 (single charge, per stay) **\$ 100.70**

Add



Booking summary

 Mockingbird A - Queen Suite [More details](#)

★ 5 (172 reviews)

Dates
Fri, Sep 6, 2024 - Sat, Sep 7, 2024
2 guests

Add a promo code ▾

| | |
|--------------------------------|-----------------------------|
| Room ^ | \$ 138.86 |
| \$ 139.00 x 1 night | \$ 139.00 |
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| Payment schedule ^ | (1 payment) |
| Payment 1 | \$ 169.12 |
| On agreement | |

MANAGEMENT

LODGIFY Calendar

Single Multi 6-months Create booking

September 2024 Show prices Today

| | Fri 20 | Sat 21 | Sun 22 | Mon 23 | Tue 24 | Wed 25 | Thu 26 | Fri 27 | Sat 28 | Sun 29 | Mon 30 | Tue 1 |
|--|--------|--------|--------|--------|-------------------|--------|---------------|-----------------|---------------------|----------|--------|--------|
| Brittany Powers | | | | Ste | | | Ter | | Kat | | | B. Ani |
| | | \$ 139 | | | \$ 139 | \$ 139 | | \$ 149 | | \$ 139 | \$ 139 | |
| | | | | | | | | | B. Cornelia Mettler | Ma | | |
| | | \$ 139 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | | | | \$ 139 | \$ 139 |
| Lencii Mary | | | | | | | | Richard Dugdale | Jer | | | B. Ani |
| | | | | \$ 129 | \$ 129 | \$ 129 | | | | | \$ 129 | \$ 129 |
| Lee Gatton | | | | | Doi | | | | B. Ma | | | B. Ani |
| | | | | \$ 129 | \$ 129 | \$ 129 | \$ 129 | | AirBN... | | \$ 129 | \$ 129 |
| | | | | | | | | | | | | |
| | | | | Anr | Gabriel Gigliotti | | Peter Grimble | Tiffany Johnson | | | | B. Ani |
| | \$ 149 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | | | | \$ 139 | \$ 139 | |
| The Executive - King Suite (RT_Id: 361964) Room 6 | | | | | | | | | B. Ma | | | |
| | \$ 149 | | \$ 139 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | \$ 139 | | AirBN... | | Ma |
| | | | | | | | | | | \$ 139 | \$ 139 | |

LODGIFY Reports

Analytics

Overview

Revenue

Channel revenue

Guests hosted

Occupancy rate

Nights filled

Reservations created

Average price per night

Average reservation price

Nights booked

Booking days in advance

Average reservation length

Reservations cancelled

Nights cancelled

Nights per channel

Daily management

Today's check-ins

Today's check-outs

Currently staying

Transactions reports

Analytics

8 Rentals selected | 1 Jan 2024 → 31 Dec 2024

Revenue \$118.54K ↑ 10%

Channel revenue \$118.54K

- Website: \$38.98K
- Expedia: \$35.63K
- Booking.com: \$29.55K
- Manual: \$14.38K

Guests hosted 1013 ↑ 30%

Occupancy rate 34% ↑ 31%

CLEANING AND TASK MANAGEMENT

TASKS

Calendar

- My tasks
- Team tasks
- Inspection
- Task templates
- Scheduled tasks
- Recurring tasks

Tasks [Learn](#)

Navigation: Aug 2024

Selected Job: All Jobs | Selected users: All Users | Selected Rentals: 6 Rentals | Reset All

| | AUG 8, 2024 THURSDAY | AUG 9, 2024 FRIDAY | AUG 10, 2024 SATURDAY | AUG 11, 2024 SUNDAY | AUG 12, 2024 MONDAY | AUG 13, 2024 TUESDAY | AUG 14, 2024 WEDNESDAY | AUG 15, 2024 THURSDAY | AUG 16, 2024 FRIDAY | AUG 17, 2024 SATURDAY | AUG 18, 2024 SUNDAY | AUG 19, 2024 MONDAY |
|--|--|--|--------------------------|------------------------|------------------------|--|--|--------------------------|--|--------------------------|------------------------|------------------------|
| Miscellaneous | | | | | | | | | | | | |
| The respite boutique hotel - commonwealth - double queen suite | | 3 E... Aug 9... | 2 B... Aug 10... | | | 2 E... Aug 13... | 2 E... Aug 14... | | | 2 W... Aug 17... | 2 B... Aug 18... | |
| The respite boutique hotel - lovebird suite - king suite | | 2 Expedia - Booking Aug 9, 2024 - Aug 11... | | | | 2 B... Aug 13... | 2 E... Aug 14... | | 2 Expedia - Booking Aug 16, 2024 - Aug 1... | | | |
| The respite boutique hotel - mockingbird a - queen suite | 2 Booking.com - ... Aug 8, 2024 - Aug 10... | | 2 E... Aug 10... | | | 1 W... Aug 13... | | | 2 W... Aug 16... | 2 W... Aug 17... | | |
| The respite boutique hotel - mockingbird b - queen suite | | 1 Expedia - Booking Aug 9, 2024 - Aug 11... | | | | | 1 Expedia - Booking Aug 12, 2024 - Aug 1... | | | 2 W... Aug 17... | | |
| The respite boutique hotel - songbird - king suite | | 2 Expedia - Booking Aug 9, 2024 - Aug 11... | | | | 1 W... Aug 13... | | | 2 W... Aug 16... | 2 B... Aug 17... | | |
| The respite boutique hotel - the executive - king suite | | 2 W... Aug 9... | | | | 2 Website - Booking Aug 12, 2024 - Aug 1... | | | | 2 W... Aug 17... | | |

Job

Completed

Cleaning Room 5

The Respite Boutique Hotel - Commonwealth - Double Queen Suite

Booking: LFXQDJ | Source: Expedia

Next Booking: UXWFCL

Andrea Sommer | Completed: Sep 2 8:23 PM

Start date: Sep 2 10:00 AM | Due: Sep 2 12:00 PM

Cleaning


Tasks


- Inspecting Comforter
- Inspect Sheets
- Inspect Towels and Wash Clothes
- Replace Lines

Uncomplete

ONLINE PRESENCE


WEBSITE



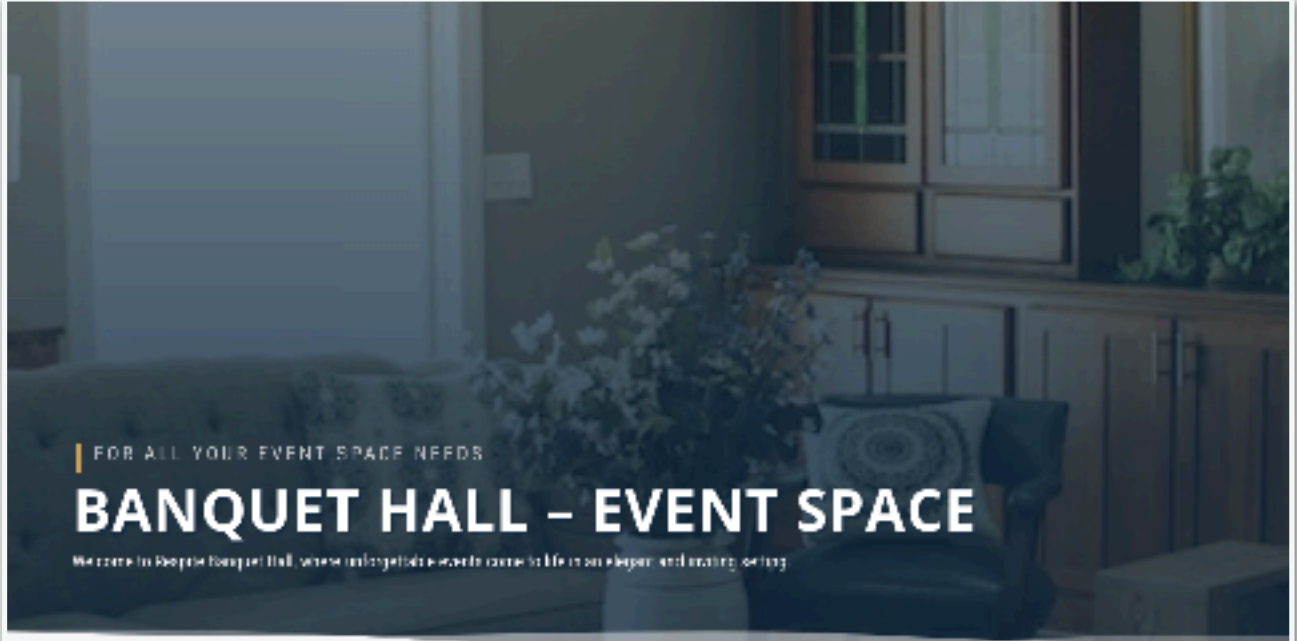
 [Hotel Rooms](#) [Event Venue](#) [Packages](#) [About The Respite](#) [Blog](#) [Contact](#)

THE RESPITE


— BED & BREAKFAST —



[RESERVE EVENT SPACE](#) [HOTEL ROOMS](#)



FOR ALL YOUR EVENT SPACE NEEDS
BANQUET HALL – EVENT SPACE
We have the perfect banquet hall, event and private event space to fit in on budget and leaving nothing



LET US HOST YOUR SPECIAL EVENT

THE PERFECT EVENT SPACE IN PADUCAH: THE RESPITE BANQUET HALL
If you're searching for an event space in Paducah that is both beautiful and functional, The Respite Banquet Hall is the perfect choice. Our venue offers the flexibility to meet your unique needs, making it ideal for a wide variety of events including wedding showers, receptions, business events, dinner parties, birthdays, family gatherings, and more.

Our banquet hall boasts a generous 1000-person occupancy, with additional space available for larger parties. This versatility allows us to accommodate both intimate gatherings and large celebrations alike. Guests can also enjoy our serene garden area, providing an ideal venue for outdoor or engaging conversations in a tranquil outdoor setting.

For those seeking a more private setting, we offer an exclusive ballroom. This ballroom is perfect for both business and social events, where additional privacy is desired. Whether you're planning a strategic business meeting or a cozy social gathering, our ballroom offers a unique touch to your event.

AMENITIES AND SERVICES
All inside of The Respite Banquet Hall come with access to a fully equipped kitchen for your preparation needs. It has also for convenient on-site meeting, ensuring your event runs smoothly. Additionally, we offer a range of supplementary services to enhance your event, including:


- **Catered Dining:** Enjoy old class, freshly prepared meals tailored to your event.
- **Alcohol Service:** Professional bartending and a selection of beverages to suit your preferences.
- **Decor Services:** Elegant and customizable decor to match your event theme and create the perfect ambiance.

WHY CHOOSE THE RESPITE BANQUET HALL?
Choosing The Respite Banquet Hall for your event space in Paducah ensures a memorable and seamless experience. Our venue combines elegance with functionality, offering a versatile layout that can be tailored to your specific needs. The attention to detail in our decor and service ensures that every aspect of your event is covered, allowing you to focus on enjoying the occasion.

CONVENIENT LOCATION
Located in the heart of Paducah, The Respite Banquet Hall is easily accessible for

| BANQUET HALL BASE RATES |
|--|
| • Monday – Thursday: \$212.00 |
| • Friday, Saturday, Sunday and Holidays: \$350 |
| • Private Billiards Room: \$25.00/60 min. |

[REQUEST A QUOTE](#)



SOCIAL MEDIA

 **RESPITE (N):**
A SHORT PERIOD OF REST.



The Respite Bed & Breakfast

2.1K likes · 2.4K followers

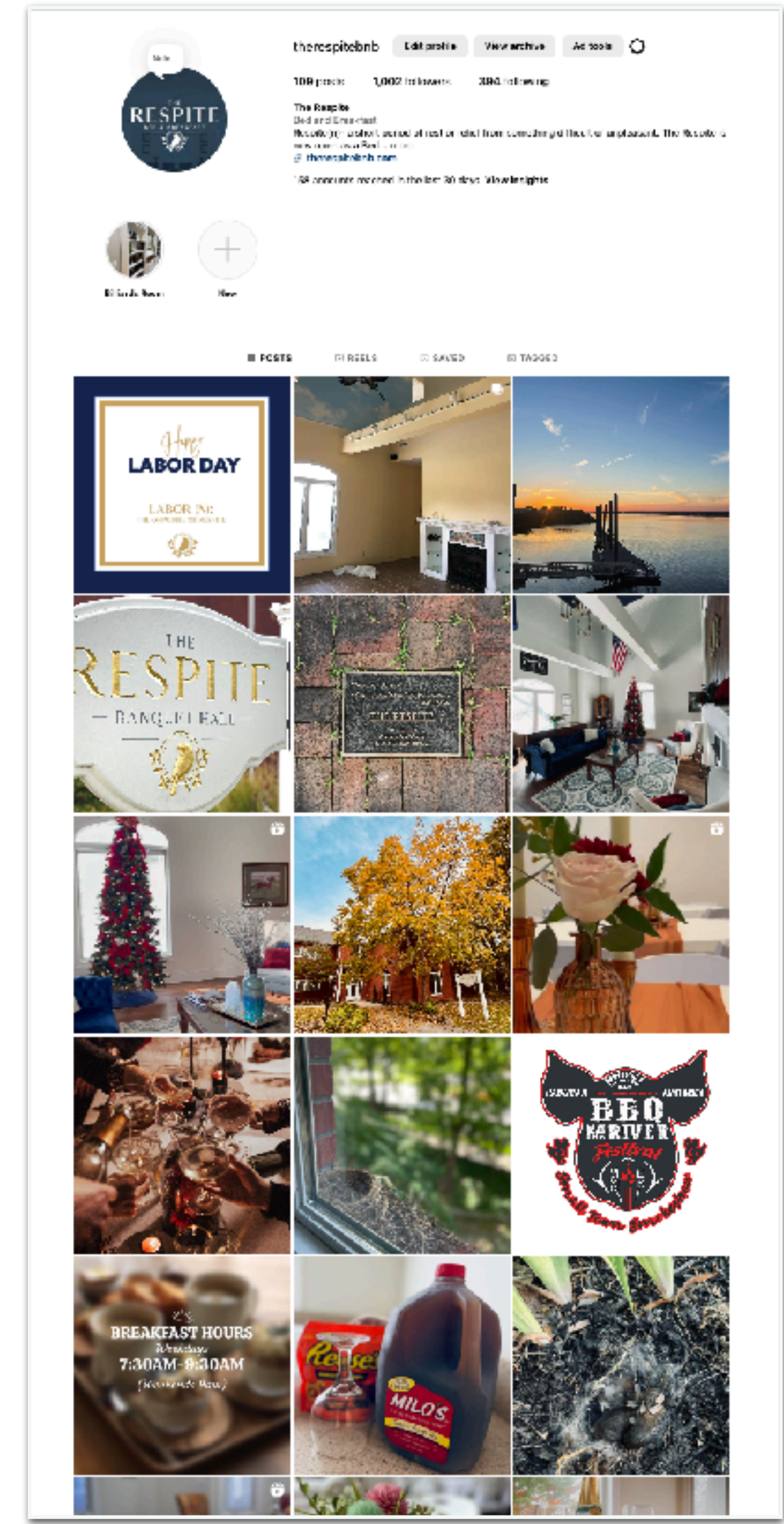


 Call Now

 Liked

 Message

- Posts
- About
- Mentions
- Followers
- Photos
- Videos
- More ▾



3D TOUR



REVIEWS

The Respite Bed & Breakfast Hotel



Website

Directions

Save

Call

4.9 ★★★★★ 94 Google reviews

 You manage this Business Profile 



Expedia.com

<https://www.expedia.com> > ... > Paducah Hotels

The Respite Bed and Breakfast - Paducah Hotels

An excellent **B&B** with outstanding guest service. The room was large and comfortable with a strong shower and jetted tub. We were able to park right in front of ...

★★★★★ Rating: 9.8/10 · 157 reviews



Booking.com

<https://www.booking.com> > ... > B&Bs in Paducah

The Respite - Bed and Breakfast

"Great location to walk around Paducah and the riverfront. The **b&b** is beautiful, comfortable, and clean. Great communication with staff. The queen superior room ...

★★★★★ Rating: 9.4/10 · 69 reviews · Price range: Prices for upcoming dates start at \$141 per night (We Price Match)



Hotels.com

<https://www.hotels.com> > ... > Paducah Hotels

The Respite Bed and Breakfast, Paducah

The communication was excellent. The room is gorgeous and everything was clean and functional. Very happy and will stay there again. Judd.

★★★★★ Rating: 9.8/10 · 159 reviews · Price range: from \$184



Tripadvisor

<https://www.tripadvisor.com> > ... > Paducah Hotels

The Respite Bed and Breakfast - Paducah, KY

Terrific stay. Easy booking/check-in process. Quiet, roomy, very clean. Our room was very spacious. Excellent bed, linens and towels. The "Study" w/pool table ...

★★★★★ Rating: 4.5 · 11 reviews · Price range: \$ (Based on Average Nightly Rates for a Standard Room from our Partners)



Orbitz.com

<https://www.orbitz.com> > ... > Kentucky > Paducah Hotels

The Respite Bed and Breakfast in Paducah - Hotels

An excellent **B&B** with outstanding guest service. The room was large and comfortable with a strong shower and jetted tub. We were able to park right in front of ...

★★★★★ Rating: 9.8/10 · 160 reviews

• Over 600 reviews on major travel sites.

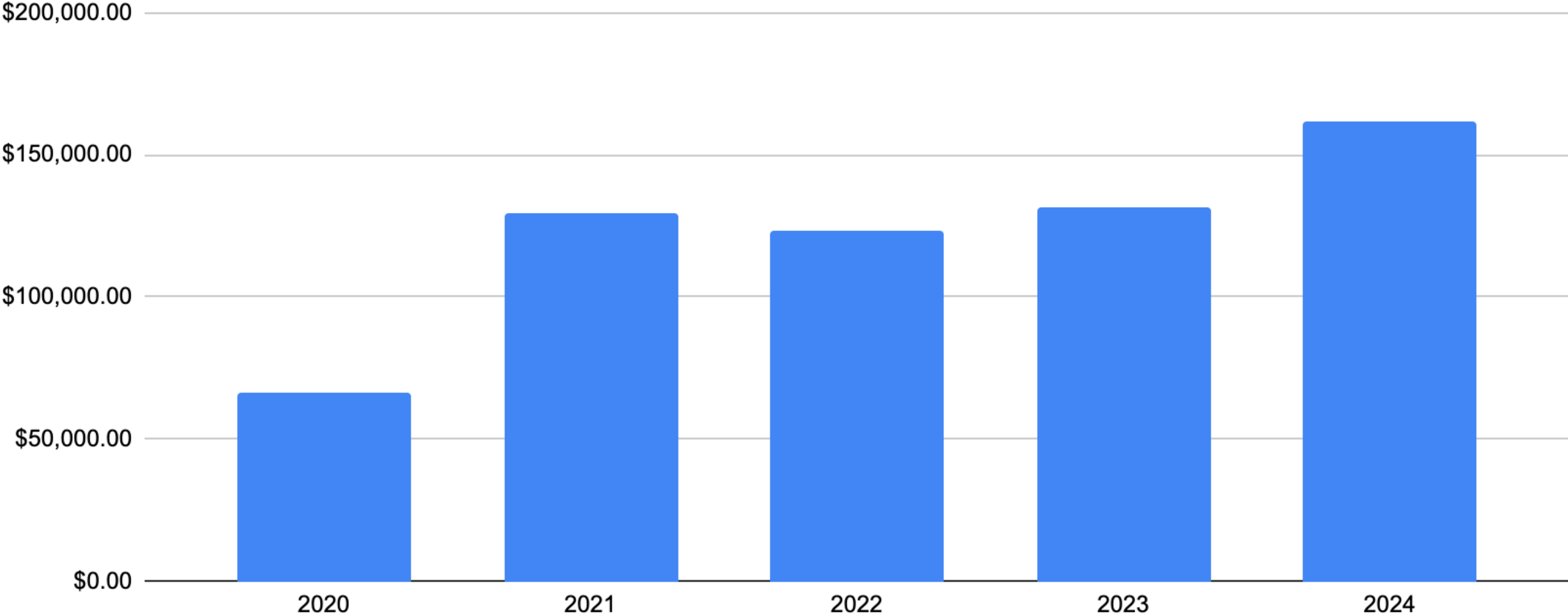
PERFORMANCE

2020 - 2024 FINANCIALS

| | 2020 | 2021 | 2022 | 2023 | 2024 |
|-----------------------------|--------------------|---------------------|---------------------|---------------------|---------------------|
| ROOM RENTALS | \$54,584.66 | \$123,942.75 | \$108,182.10 | \$104,836.63 | 147,192.33 |
| EVENT SPACE RENTALS | \$7,990.11 | \$6,459.00 | \$10,480.00 | \$19,159.51 | 14,994.42 |
| LONG TERM TENANT | \$5,848.33 | \$850.00 | \$3,420.00 | \$7,418.38 | 0 |
| DISCOUNTS | -\$2,918.94 | -\$1,533.30 | -\$1,002.50 | -\$606.00 | -777.5 |
| OTHER | \$681.00 | \$15.61 | \$2,247.00 | \$532.50 | 385.7 |
| TOTAL REVENUE | \$66,185.16 | \$129,734.06 | \$123,326.60 | \$131,341.02 | \$161,794.95 |
| COGS | \$6,257.70 | \$12,231.96 | \$23,860.80 | \$29,713.60 | \$53,257.32 |
| GROSS PROFIT | \$59,927.46 | \$117,502.10 | \$99,465.80 | \$101,627.42 | \$108,537.63 |
| FIXED EXPENSES | \$46,849.20 | \$65,666.28 | \$66,075.24 | \$89,903.93 | \$67,695.54 |
| NET OPERATING INCOME | \$13,078.26 | \$51,835.82 | \$33,390.56 | \$11,723.49 | \$40,842.09 |
| NET MARGIN | 19.76% | 39.96% | 27.07% | 8.93% | 25.24% |

- 2019 - Business was launched at the end of 2019 right as COVID-19 was shutting down travel and gatherings. Despite the major disruption, The Respite was still able to turn a profit. The following two years, the owners self managed.
- 2023 - This was a first test with a part time manager. Events grew but lodging did not grow due to an impact to our web presence SEO which has been resolved.
- 2024 - Strategy was changed to take back on guest communications and marketing and begin paying owners for self performed work.

REVENUE BY YEAR



• Website SEO and booking platforms were fine tuned in July of 2024 and performed exceptionally well the remainder of the year.

2025 - PRO FORMA

2025 Target Range

| | Fee | Max Nights | Max Revenue | 70% Occupancy | 65% Occupancy | 60% Occupancy | 55% Occupancy | 50% Occupancy | 40% Occupancy |
|--------------------------------|---------------------------|------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|
| Nights | | | 30 | 21 | 19.5 | 18 | 16.5 | 15 | 12 |
| The Mockingbird Suite A | \$119 | 30 | \$3,570.00 | \$2,499.00 | \$2,320.50 | \$2,142.00 | \$1,963.50 | \$1,785.00 | \$1,428.00 |
| The Mockingbird Suite B | \$119 | 30 | \$3,570.00 | \$2,499.00 | \$2,320.50 | \$2,142.00 | \$1,963.50 | \$1,785.00 | \$1,428.00 |
| The Songbird Suite | \$129 | 30 | \$3,870.00 | \$2,709.00 | \$2,515.50 | \$2,322.00 | \$2,128.50 | \$1,935.00 | \$1,548.00 |
| The Lovebird Suite | \$129 | 30 | \$3,870.00 | \$2,709.00 | \$2,515.50 | \$2,322.00 | \$2,128.50 | \$1,935.00 | \$1,548.00 |
| Downstairs King Suite | \$129 | 30 | \$3,870.00 | \$2,709.00 | \$2,515.50 | \$2,322.00 | \$2,128.50 | \$1,935.00 | \$1,548.00 |
| The Commonwealth | \$129 | 30 | \$3,870.00 | \$2,709.00 | \$2,515.50 | \$2,322.00 | \$2,128.50 | \$1,935.00 | \$1,548.00 |
| Eat - In Breakfast | \$10.0 | 180 | \$1,800.00 | \$1,260.00 | \$1,170.00 | \$1,080.00 | \$990.00 | \$900.00 | \$720.00 |
| Cleaning Fee | \$10 | 100 | \$1,000.00 | \$700.00 | \$650.00 | \$600.00 | \$550.00 | \$500.00 | \$400.00 |
| Monthly Banquet Hall - Revenue | *Avg. 2 Bookings Per Week | | \$4,445 | \$4,445 | \$4,445 | \$4,445 | \$4,445 | \$4,445 | \$4,445 |
| Total Monthly Revenue | | | \$29,865.43 | \$22,239.43 | \$20,968.43 | \$19,697.43 | \$18,426.43 | \$17,155.43 | \$14,613.43 |
| Yearly Revenue | | | \$358,385.18 | \$266,873.18 | \$251,621.18 | \$236,369.18 | \$221,117.18 | \$205,865.18 | \$175,361.18 |
| Processing Fees | 4% | | \$14,335.41 | \$10,674.93 | \$10,064.85 | \$9,454.77 | \$8,844.69 | \$8,234.61 | \$7,014.45 |
| Misc. Supplies | 5% | | \$17,919.26 | \$13,343.66 | \$12,581.06 | \$11,818.46 | \$11,055.86 | \$10,293.26 | \$8,768.06 |
| In House Groceries / vouchers | 3% | | \$10,751.56 | \$8,006.20 | \$7,548.64 | \$7,091.08 | \$6,633.52 | \$6,175.96 | \$5,260.84 |
| Cooking Labor | 5% | | \$17,919.26 | \$13,343.66 | \$12,581.06 | \$11,818.46 | \$11,055.86 | \$10,293.26 | \$8,768.06 |
| Cleaning Labor | 5% | | \$17,919.26 | \$13,343.66 | \$12,581.06 | \$11,818.46 | \$11,055.86 | \$10,293.26 | \$8,768.06 |
| Management Fee | 20% | | \$71,677.04 | \$53,374.64 | \$50,324.24 | \$47,273.84 | \$44,223.44 | \$41,173.04 | \$35,072.24 |
| Direct Costs | | | \$150,521.78 | \$112,086.74 | \$105,680.90 | \$99,275.06 | \$92,869.22 | \$86,463.38 | \$73,651.70 |
| Gross Profit | | | \$207,863.41 | \$154,786.45 | \$145,940.29 | \$137,094.13 | \$128,247.97 | \$119,401.81 | \$101,709.49 |
| Marketing / Advertising | | | \$6,000.00 | \$6,000.00 | \$6,000.00 | \$6,000.00 | \$6,000.00 | \$6,000.00 | \$6,000.00 |
| Utilities | | | \$10,500.00 | \$10,500.00 | \$10,500.00 | \$10,500.00 | \$10,500.00 | \$10,500.00 | \$10,500.00 |
| Internet and Cable | | | \$3,600.00 | \$3,600.00 | \$3,600.00 | \$3,600.00 | \$3,600.00 | \$3,600.00 | \$3,600.00 |
| Landscaping & Lawncare | | | \$4,500.00 | \$4,500.00 | \$4,500.00 | \$4,500.00 | \$4,500.00 | \$4,500.00 | \$4,500.00 |
| Insurance | | | \$8,000.00 | \$8,000.00 | \$8,000.00 | \$8,000.00 | \$8,000.00 | \$8,000.00 | \$8,000.00 |
| Professional Fees | | | \$2,400.00 | \$2,400.00 | \$2,400.00 | \$2,400.00 | \$2,400.00 | \$2,400.00 | \$2,400.00 |
| Meals and Entertainment | | | \$1,300.00 | \$1,300.00 | \$1,300.00 | \$1,300.00 | \$1,300.00 | \$1,300.00 | \$1,300.00 |
| Taxes | | | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 | \$15,000.00 |
| Dues and Subscriptions | | | \$2,200.00 | \$2,200.00 | \$2,200.00 | \$2,200.00 | \$2,200.00 | \$2,200.00 | \$2,200.00 |
| Repairs and Maintenance | | | \$5,000.00 | \$5,000.00 | \$5,000.00 | \$5,000.00 | \$5,000.00 | \$5,000.00 | \$5,000.00 |
| Misc. | | | \$7,167.70 | \$7,167.70 | \$7,167.70 | \$7,167.70 | \$7,167.70 | \$7,167.70 | \$7,167.70 |
| Yearly Expenses | | | \$65,667.70 | \$65,667.70 | \$65,667.70 | \$65,667.70 | \$65,667.70 | \$65,667.70 | \$65,667.70 |
| Net Operating Income | | | \$142,195.70 | \$89,118.74 | \$80,272.58 | \$71,426.42 | \$62,580.26 | \$53,734.10 | \$36,041.78 |
| Net Margin | | | 39.68% | 33.39% | 31.90% | 30.22% | 28.30% | 26.10% | 20.55% |

• Based on competitive market, current performance, and improvements to online visibility, The Respite is projected to hit \$90-100k in Net Operating Income in 2025.