



## Kibarer Property

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Data to be filled		Data to be filled	
RBNB average value	USD 280	Wifi	USD 50
Percentage of Marketing fee	20%	Maid	USD 200
Percentage of MGMT fee	5%	Gardener + Swimming Pool	USD 100
Electricity	USD 200	Security Guard	USD 0

## ROI BREAKDOWN FOR UPCOMING FOUR BEDROOMS SMART VILLA FOR SALE NEAR THE BEACH (NOT AVAILABLE)

CODE : Project Cemagi 4br

Occupancy Rate	50%	55%	60%	65%	70%	75%	80%	85%	90%	95%	100%
<b>Average RBN PRICE</b>	280	273	266	260	253	247	241	235	229	223	217
<b>Total Revenue</b>	51,100	54,805	58,292	61,571	64,650	67,536	70,237	72,762	75,116	77,307	79,341
<b>Electricity</b>	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400
<b>Wifi</b>	600	600	600	600	600	600	600	600	600	600	600
<b>Maid</b>	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400	2,400
<b>Gardener + Swimming Pool</b>	1,200	1,200	1,200	1,200	1,200	1,200	1,200	1,200	1,200	1,200	1,200
<b>Security Guard</b>	0	0	0	0	0	0	0	0	0	0	0
<b>Yearly Cost Total</b>	6,600	6,600	6,600	6,600	6,600	6,600	6,600	6,600	6,600	6,600	6,600
<b>Marketing 20% of Income</b>	10,220	10,961	11,658	12,314	12,930	13,507	14,047	14,552	15,023	15,461	15,868
<b>MGMT 5% of Income</b>	2,555	2,740	2,915	3,079	3,232	3,377	3,512	3,638	3,756	3,865	3,967
<b>Total Expenses</b>	19,375	20,301	21,173	21,993	22,762	23,484	24,159	24,790	25,379	25,926	26,435
<b>Profit</b>	31,725	34,504	37,119	39,578	41,888	44,052	46,078	47,972	49,737	51,381	52,906
<b>ROI</b>	<b>5.3%</b>	<b>5.8%</b>	<b>6.2%</b>	<b>6.6%</b>	<b>7.0%</b>	<b>7.4%</b>	<b>7.7%</b>	<b>8.0%</b>	<b>8.3%</b>	<b>8.6%</b>	<b>8.8%</b>
<b>USD 599,000</b>											

ROI calculated using average current rental rates.

### Yearly costs include:

- Maid, pool and garden maintainance, electricity, TV, Internet, trash, local Banjar, laundry.