

Income & Expenses

FOR SALE

INCOME SUMMARY	2024 SELLER REPORTED	2025 SELLER REPORTED
Cabin Rental	\$132,558	\$150,969
Fees	\$4,063	\$4,878
Store Items and Miscellaneous	\$10,035	\$10,716
Taxes Collected	\$15,279	\$19,112
GROSS INCOME	\$161,935	\$185,674
EXPENSES SUMMARY	2024 SELLER REPORTED	2025 SELLER REPORTED
Verizon Mobile Phone	\$1,068	\$1,068
Verizon WiFi	\$1,680	\$0
Starlink	\$984	\$1,980
Property Taxes	\$1,100	\$1,231
ReservationKey Subscription	\$708	\$708
Website	\$766	\$766
Business/LLC Expense	\$203	\$203
Electric Service	\$4,000	\$4,000
Insurance	\$2,500	\$2,500
Fuel (LP and Gas)	\$1,200	\$1,200
Laundry Service	\$2,550	\$2,550
Cleaning Service	\$2,500	\$2,500
Contract Labor/Services	\$6,600	\$6,600
Merchant/Bank Fees	\$2,651	\$3,019
Advertising	\$1,500	\$1,500
Repairs & Maintenance	\$12,000	\$12,000
Office & Supplies/General Administrative	\$1,000	\$1,000
Accounting & Professional Fees	\$350	\$350
Other Expenses (Taxes Paid on Income = 9%)	\$11,930	\$13,587
OPERATING EXPENSES	\$55,290	\$56,762
NET OPERATING INCOME	\$106,645	\$128,912

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