

WYNDHAM

VACATION RENTALS®



Park City, UT



Vacation Rental Revenue Guide

A Perfect Partnership

WYNDHAM
VACATION RENTALS®

More property owners trust Wyndham Vacation Rentals® to market, manage and maintain their homes in the U.S. than any other professional vacation rental management company. Our commitment to help our homeowners achieve the maximum revenue potential for their vacation rental property, combined with our dedication to delivering an excellent guest experience, truly sets us apart. In fact, FORTUNE magazine ranked Wyndham Worldwide as the #1 Most Admired Hospitality Company for 2012.

We strive to make your homeowner experience with Wyndham Vacation Rentals one of individual attention and professionalism and to help your property realize its full investment potential. Our vacation rental management services and benefits include:



Marketing and Media Placements

When you commit your vacation rental property with Wyndham Vacation Rentals, you'll benefit from our global marketing, advertising and public relations strategies which are designed to drive occupancy for our owners. We develop annual marketing plans which include detailed market research, wide distribution of marketing collateral, professionally designed websites and proactive e-mail campaigns and far-reaching media placements.



Maximizing Occupancy

Wyndham Vacation Rentals shares in your goal of maximizing the revenue potential of your property and achieving the highest occupancy possible. Using sophisticated analytics, our Revenue Management team drives informed rate decisions, giving us the ability to effectively promote your vacation rental property.



Online Marketing

WyndhamVacationRentals.com receives more than 6.5 million website visits each year. Your vacation rental property will be featured on our website and those of our expansive networked affiliates, increasing your exposure and significantly enhancing opportunities for maximized occupancy and revenue.



Rental Management Services

Wyndham Vacation Rentals offers vacation rental management services which include accounting, marketing, reservations, housekeeping and maintenance for your vacation rental property. As an owner, you can take advantage of our full range of services, or simply partner with us to help market and rent your vacation rental property.



Property Management Services

Whether you choose to take advantage of our professional rental management services or simply the property management services we provide, we care for each home as if it were our own. You can be assured that your property will be ready to welcome you or our guests for a memorable stay, anytime. Even if you prefer not to rent your vacation home, Wyndham Vacation Rentals can still help maintain your property while you're away.



Owner Benefits

Wyndham Vacation Rentals offers many benefits to our homeowners including 24-hour access to their accounts via our comprehensive owner website, the option to participate in the Wyndham Home Exchange® program and discounts on basic rental home essentials and amazing deals on top name equipment and furnishings for your vacation rental home through the OwnerPlus program.

Now's the Time to Let Wyndham Vacation Rentals Work for You!

Vacation Rental Revenue Guide* – Park City, UT

Wyndham Vacation Rentals® is pleased to share with you the following Vacation Rental Revenue Guide* for Park City, UT. The vacation rental revenues listed are based on average seasonal rentals in the Park City market and should be used solely for informational purposes. All annual vacation rental numbers are gross and do not take into account any rental management or maintenance costs. Naturally, there are many factors that influence vacation rental revenue, including owner usage, quality levels, location, presentation, pricing, seasonality, weather and other economic factors. Accordingly, while we cannot guarantee these averages, we believe they are reasonable based on our historical results in Park City.

Private Home / Duplex					
Property	Quality	Bedroom	Low Occupancy	Medium Occupancy	Strong Occupancy
SNOWPARK					
Snow Park Home	Moderate	3	\$22,000	\$24,500	\$30,000
Snow Park Home	Moderate	4	\$23,000	\$25,500	\$32,000
Snow Park Home	Moderate	5	\$26,500	\$30,000	\$35,500
Snow Park Home	Upgraded	5	\$41,000	\$50,000	\$55,000
Snow Park Home	Moderate	6	\$45,000	\$55,000	\$65,000
Snow Park Private Home	EVP	6	\$48,000	\$60,000	\$100,000
SILVER LAKE					
BelleArbor Townhome	Upgraded	4	\$38,500	\$45,000	\$55,000
Lookout @ Deer Valley	Upgraded	4	\$38,000	\$46,000	\$56,500
Lookout @ Deer Valley	Upgraded	5	\$40,000	\$46,000	\$60,000
Aspen Hollow Home	Upgraded	5	\$48,000	\$55,000	\$66,000
Sterling Drive Private Home	EVP	5+L	\$48,000	\$55,000	\$60,000
EMPIRE PASS					
Iron Wood	Upgraded	4	\$46,500	\$50,500	\$88,000
PARK CITY RESORT					
Empire Home	Moderate	3	\$18,500	\$25,000	\$33,000
Empire Home	Upgraded	4	\$36,500	\$45,000	\$50,000
Lowell Duplex-Extra Large SQ. FT	Moderate	4	\$32,000	\$44,000	\$52,000
Lowell Home	Moderate	3	\$16,000	\$22,000	\$25,000
Lowell Home	Upgraded	4	\$27,000	\$30,000	\$37,000
Norfolk Home-Walk To Townlift	Upgraded	3	\$32,000	\$38,000	\$47,000
Park Avenue Home-Walk to Townlift but no hot tub	Upgraded	3	\$20,000	\$25,000	\$30,000
Park Side Duplex	Moderate	4	\$23,000	\$28,000	\$32,000
OLD TOWN					
Daly Home	Moderate	3	\$23,000	\$30,000	\$36,000
Deer Valley Dr. Duplex	Moderate	3	\$15,000	\$20,000	\$26,000
Main Street	Moderate	3	\$15,000	\$17,500	\$20,000
Ontario Avenue Duplex	Moderate	3	\$22,000	\$24,000	\$28,000
Rossi Hill Home	Moderate	4	\$23,000	\$28,000	\$32,000
Woodside Home-Lower Side of Woodside/no ski access	Moderate	4	\$34,000	\$36,500	\$40,000
Rossi Hill Private Home	EVP	6	\$85,000	\$95,000	\$120,000

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Condominiums - Deer Valley

Property	Quality	Bedroom	Low Occupancy	Medium Occupancy	Strong Occupancy
SNOW PARK - LOWER DEER VALLEY					
Boulder Creek	Moderate	3	\$19,000	\$24,000	\$26,000
Boulder Creek	Moderate	4	\$20,000	\$25,000	\$28,000
Bristlecone	Upgraded	3	\$22,000	\$26,000	\$37,000
Chaparral	Moderate	3	\$18,000	\$20,000	\$23,000
Comstock	Moderate	2	\$15,000	\$20,000	\$29,000
Courcheval	Moderate	1	\$11,000	\$13,000	\$17,500
Daystar	Upgraded	3	\$15,000	\$20,000	\$24,000
Fawngrove	Upgraded	3	\$18,000	\$26,000	\$35,000
Foxglove	Moderate	2	\$12,000	\$14,000	\$16,000
Foxglove	Moderate	3	\$15,000	\$19,000	\$28,000
Glenfiddich	Upgraded	3+ Loft	\$18,000	\$25,000	\$30,000
Greyhawk	Moderate	2	\$13,000	\$15,000	\$18,000
In The Trees	Moderate	4	\$20,000	\$32,000	\$36,000
Pinnacle	Upgraded	4	\$30,000	\$35,000	\$40,000
Portico	Moderate	3	\$14,000	\$15,000	\$17,000
Queen Esther	Moderate	2	\$15,000	\$17,000	\$20,000
Queen Esther	Moderate	5	\$25,000	\$30,000	\$40,000
Stonebridge	Moderate	3	\$19,000	\$20,000	\$24,000
SILVER LAKE - UPPER DEER VALLEY					
Aspen Hollow Home	Upgraded	5	\$48,000	\$55,000	\$66,000
BelleArbor Townhome	Upgraded	4	\$38,500	\$45,000	\$55,000
Black Bear Lodge	Moderate	2	\$22,000	\$25,000	\$31,000
Black Bear Lodge-Vaulted Top Floor	Upgraded	2	\$25,000	\$29,000	\$36,000
Double Eagle	Upgraded	3	\$38,000	\$46,000	\$55,000
Enclave	Moderate	3	\$17,500	\$25,000	\$30,000
Mont Cervin Plaza	Upgraded	2	\$50,000	\$56,000	\$65,000
Mont Cervin Plaza	EVP	3	\$80,000	\$95,000	\$110,000
Ontario Lodge	Moderate	3	\$15,000	\$22,000	\$28,000
Royal Plaza	Upgraded	1	\$30,000	\$33,000	\$36,500
Royal Plaza	Upgraded	2	\$40,000	\$45,000	\$55,000
Sterlingwood	Upgraded	4	\$36,000	\$40,000	\$46,000
The Ridge	Moderate	3	\$22,000	\$23,000	\$25,000
The Woods	Moderate	5	\$38,000	\$50,000	\$60,000
Trailside	Upgraded	4	\$40,000	\$45,000	\$50,000
EMPIRE PASS					
Arrowleaf	Upgraded	3	\$38,000	\$45,000	\$57,000
Flagstaff	Upgraded	3	\$42,000	\$57,000	\$90,000
Paintbrush	EVP	5	\$75,000	\$90,000	\$150,000
Shootingstar	Upgraded	3	\$40,000	\$50,000	\$70,000
The Grand Lodge	Upgraded	4	\$50,000	\$65,000	\$90,000

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Condominiums - Park City

Property	Quality	Bedroom	Low Occupancy	Medium Occupancy	Strong Occupancy
PARK CITY RESORT					
All Season	Moderate	2	\$18,000	\$23,500	\$26,000
Crescent Ridge	Moderate	2 + Loft	\$15,500	\$17,000	\$19,000
Double Jack	Moderate	3	\$18,000	\$23,500	\$26,000
Edelweiss Haus	Moderate	2	\$14,000	\$16,000	\$18,000
Empire Coalition	Upgraded	2	\$13,000	\$15,000	\$18,000
Lift at Mountain Lodge	Upgraded	2	\$25,000	\$28,000	\$35,000
Lift Line	Moderate	3	\$15,000	\$17,500	\$20,000
Moose Lodge	Upgraded	2	\$20,000	\$25,000	\$31,000
Park Avenue	Moderate	2	\$18,000	\$20,000	\$23,000
Parkview	Moderate	3	\$18,000	\$24,000	\$26,000
Payday	Upgraded	3	\$27,500	\$35,000	\$40,000
Powderpoint	Moderate	1	\$9,000	\$11,000	\$14,000
Powderpoint	Moderate	1+ Loft	\$12,000	\$14,000	\$16,000
Resort Plaza (Marsac)	Upgraded	3	\$35,000	\$40,000	\$45,000
Resort Plaza (SilverMill)	Upgraded	3	\$36,000	\$40,000	\$56,000
Resort Plaza (SilverMill)	Upgraded	4	\$50,000	\$60,000	\$78,000
Silver Star	Upgraded	3	\$35,000	\$45,000	\$53,000
Silvercliff	Moderate	2	\$18,000	\$21,000	\$25,000
Silvertown	Moderate	3	\$11,000	\$13,000	\$18,000
Ski Team	Moderate	2	\$11,000	\$15,000	\$17,000
Snowblaze	Moderate	1	\$9,000	\$12,000	\$14,000
Snowblaze	Moderate	1+ Loft	\$12,000	\$14,000	\$16,000
Snowblaze	Moderate	2	\$12,000	\$15,000	\$20,000
Snowcrest	Moderate	1	\$8,000	\$10,000	\$11,500
Snowcrest	Moderate	1+ Loft	\$10,000	\$11,500	\$14,500
Snowflower	Moderate	2	\$20,000	\$25,000	\$32,000
Struggler	Moderate	3	\$12,500	\$15,000	\$17,000
Temptation	Moderate	3	\$15,000	\$20,000	\$25,000
OLD TOWN					
Lift Lodge	Upgraded	2	\$20,000	\$25,000	\$31,000
Settlers Ridge	Upgraded	2	\$15,000	\$18,000	\$25,000
Town Lift	Upgraded	2	\$27,000	\$35,000	\$44,000
Town Pointe	Upgraded	3	\$27,000	\$35,000	\$43,000
PROSPECTOR SQUARE					
Suncreek	Moderate	2 +L	\$10,000	\$12,000	\$15,000
PARK MEADOWS					
The Cove	Upgraded	3	\$25,000	\$30,000	\$35,000
Fairway Village	Upgraded	3	\$18,000	\$22,000	\$27,000
The Last Sun	Upgraded	4	\$30,000	\$35,000	\$40,000
Racquet Club	Moderate	2+ Loft	\$10,000	\$12,000	\$15,000
Racquet Club	Moderate	3	\$15,000	\$17,000	\$21,000

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Condominiums - Canyons

Property	Quality	Bedroom	Low Occupancy	Medium Occupancy	Strong Occupancy
THE CANYONS					
Bear Hollow Village	Upgraded	3	\$15,000	\$21,000	\$25,000
Bear Hollow Village	Upgraded	4	\$16,500	\$22,000	\$27,000
Bear Hollow Village	Moderate	5	\$20,000	\$23,500	\$29,000
Escala	EVP	4	\$60,000	\$70,000	\$80,000
Hidden Creek	Moderate	2 + Loft	\$15,000	\$17,000	\$19,000
Hidden Creek	Moderate	4	\$20,000	\$23,000	\$25,000
Redpine Condo	Moderate	1	\$10,000	\$12,000	\$14,000
Redpine Condo	Moderate	1 + 2Loft	\$11,000	\$14,000	\$16,000
Redpine Townhouse	Moderate	3	\$16,500	\$21,000	\$24,000
Sundial at The Canyons	Moderate	1	\$13,000	\$15,000	\$17,000
Sundial at The Canyons	Upgraded	2	\$22,500	\$25,000	\$30,000
Sundial at The Canyons	Moderate	2 + Loft	\$27,000	\$30,000	\$35,000
Timberwolf	Moderate	2	\$17,000	\$19,000	\$21,000
Timberwolf	Moderate	3	\$20,000	\$22,000	\$24,000
Vintage	Upgraded	4	\$45,000	\$50,000	\$60,000

Exclusive Properties

Property	Quality	Bedroom	Low Occupancy	Medium Occupancy	Strong Occupancy
Escala	EVP	4	\$60,000	\$70,000	\$80,000
Mont Cervin Plaza	EVP	3	\$80,000	\$95,000	\$110,000
Paintbrush	EVP	5	\$75,000	\$90,000	\$150,000
Rossi Hill Private Home	EVP	6	\$85,000	\$95,000	\$120,000
Snow Park Private Home	EVP	6	\$48,000	\$60,000	\$100,000
Sterling Drive Private Home	EVP	5+L	\$48,000	\$55,000	\$60,000

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The Wyndham Vacation Rentals' Family of Brands

Backed by Wyndham Worldwide (NYSE: WYN), one of the most trusted names in hospitality, Wyndham Vacation Rentals offers a distinct collection of more than 25 rental brands in the U.S. and Europe—all providing exciting vacation experiences. Across all our brands, we provide a variety of distinctive vacation rental types and specific experiences, ranging from economical studio units to grand private homes with multiple bedrooms and expansive ocean, rural or mountain views.



Dulany at the Gondola :: Steamboat Springs, CO



Cedar Lodge :: Smoky Mountains, TN



Memories by the Sea :: Miramar Beach, FL

**PARK CITY, DEER VALLEY, CANYONS
ANNUAL AVERAGE SEASON
VACATION RENTAL REVENUE GUIDE**

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Park City, Utah 84060

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