



Luxury
Destinations
PARK CITY

RENTAL PERFORMANCE ANALYSIS

1261 W Hailstone Drive

4 BD 4 BA 2,302 sqft



Luxury Destinations Park City

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Basic Rental Revenue

\$41,090

Reflects heavy owner use with minimal pricing and occupancy flexibility, and weaker market conditions.

Core Performance Rental Revenue

\$69,981

Reflects average owner usage with moderate pricing and occupancy flexibility during typical market conditions.

Premium Rental Revenue

\$92,567

Assumes minimal owner usage with full pricing and occupancy flexibility in favorable market conditions.

This analysis was created on 9/14/2026. The vacation rental market is constantly changing.

4-BEDROOM PROJECTED ANNUAL GROSS REVENUE

Core Performance Rental

Bookend Season (December 1-14, March 31-April 14)	\$3,571
Regular Season (outside of holiday dates)	\$25,833
Christmas Holiday (December 23-January 6)	\$16,890
MLK Day Holiday Week	\$4,338
Presidents' Day Holiday Week	\$6,754
Shoulder Season	\$3,399
Summer	\$9,199
PROJECTED ANNUAL GROSS REVENUE	\$69,981

**Average Daily Rate (ADR): Low Season - \$400+
High Season - \$800+**

Rental revenue can depend on a variety of factors—including owner usage, snow, travel delays, economic conditions and unexpected developments beyond the control of any owner or property manager. In addition, recipients of this Rental Performance Analysis are solely responsible for verifying nightly rental rules, restrictions, and regulations for the property. Luxury Destinations is not responsible for the verification of these nightly rental rules, restrictions, and regulations.

No Guarantee of Results: This Rental Performance Analysis is indicative of results obtained in rental management by Luxury Destinations. This Analysis is meant only to provide information about the activities and experience of our offices. These estimates are not intended as a guarantee that the same or similar results can be obtained in every rental matter undertaken by our offices, and you should not assume that a similar result can be obtained in the rental of your property.



Luxury
Destinations
PARK CITY

Proud Partners



Kai Czajka

COO and Director of Development

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A lifelong local in Park City, Kai has a veteran understanding of the market history and trends of the Park City Real Estate and property management. You can find him taking turns at Deer Valley or volunteering at several local non-profit events.

Scan to schedule a one-on-one
with Kai

