

## \$455,000 Coachella Short-Term Rental Conversion



\$ 455,000

50 657 Calle Carrasco Parkway, Coachella, CA 92236



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- » Beds: 4 | Baths: 2 Full
- » Single Family | 1,959 ft<sup>2</sup> | Lot: 7,652 ft<sup>2</sup>
- » More Info: [CalleCarrasco.IsNowSold.com](http://CalleCarrasco.IsNowSold.com)

This is a Short-Term Rental Conversion  
(Property Must Be Furnished & Pool Built)

### PROFORMA KEY METRICS

Gross Revenue: \$120,000

Occupancy: 50%

Average Daily Rate: \$656

### SELF-MANAGED

Proforma Net Income: \$96,700

Cap Rate: 16.3%

Annual Cash Flow: \$70,588

Cash-on-Cash Return: 27.6%

### PROFESSIONAL MANAGEMENT

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