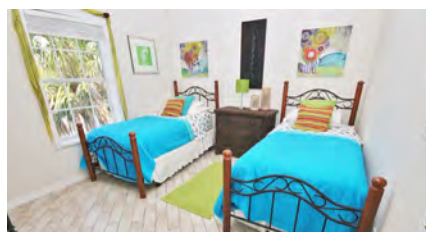
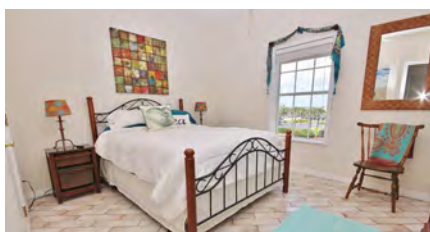
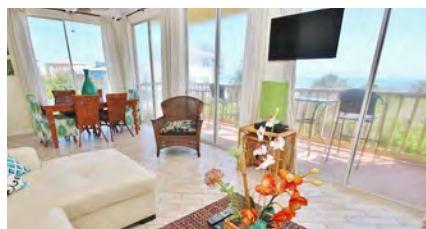
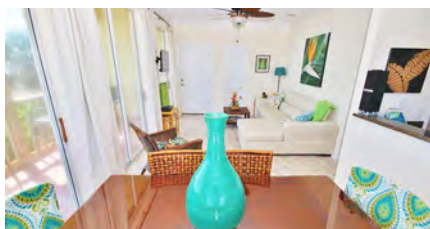


Ocean Club at Turtle Mound

6612 South Atlantic Avenue | New Smyrna Beach, FL 32169

BEACH PROPERTY ASSESSMENT SHEET

The Ocean Club at Turtle Mound, located near the Canaveral National Seashore in New Smyrna Beach, is a direct oceanfront New Smyrna Beach Condo Rental Complex. Built in 1989, this small, 14-unit condominium is slower-paced than condos closer to downtown New Smyrna and provides its guests with a more tranquil vacation spot.



Each unit at Ocean Club at Turtle Mound provides beautiful beach and ocean views. Every unit is equipped with a full kitchen and its own washer and dryer. Located on the non-driving portion of the beach, the open beach provides plenty of room to enjoy long walks, shell hunting, sand castle building, and games of Frisbee. Pet friendly Mary Bethune Park with tennis courts, basketball hoops, children's play sets, and a fishing pier, is adjacent to Ocean Club at Turtle Mound.

Vacation home ownership is a dream come true. You have worked hard and you are investing your money in a property where you can make memories with your family and friends. Through GREAT marketing and management we bring you the revenue you need to help pay the taxes and association maintenance fees while also growing your investment. Place your trust and confidence in New Smyrna Beach's number one Vacation Rental Management Company, Great Ocean Condos and Homes.



386.478.7863

www.GreatOceanCondos.com

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RESERVATION OVERVIEW - PROVEN INCOME RESULTS

Guest	Arrive	Nights	Depart	Resv Date	Rental Rate
Guest Reservation	12/30	28	1/27	8/30	\$2,302.00
Guest Reservation	1/27	56	3/24	7/19	\$8,751.00
Owner Occupied	3/24	2	3/26	2/22	\$0.00
Guest Reservation	3/26	5	3/31	3/25	\$900.00
Guest Reservation	3/31	7	4/7	8/3	\$1,257.00
Guest Reservation	4/21	7	4/28	2/19	\$683.00
Guest Reservation	4/28	14	5/12	7/11	\$1,299.00
Guest Reservation	5/12	7	5/19	3/22	\$788.00
Guest Reservation	5/25	3	5/28	3/22	\$735.00
Owner Occupied	6/8	3	6/11	3/21	\$0.00
Guest Reservation	6/15	3	6/18	6/11	\$675.00
Guest Reservation	6/23	7	6/30	6/13	\$1,034.00
Guest Reservation	6/30	7	7/7	2/23	\$1,407.00
Guest Reservation	7/7	7	7/14	3/17	\$1,034.00
Guest Reservation	7/14	7	7/21	7/10	\$969.00
Guest Reservation	7/21	7	7/28	3/7	\$1,003.00
Guest Reservation	8/4	7	8/11	6/1	\$872.00
Owner Occupied	8/11	2	8/13	7/26	\$0.00
Guest Reservation	8/13	14	8/27	7/24	\$1,272.00
Guest Reservation	8/31	4	9/4	7/26	\$0.00
Guest Reservation	9/6	10	9/16	8/8	\$959.00
Owner Occupied	10/6	9	10/15	10/2	\$0.00
Guest Reservation	10/16	6	10/22	10/5	\$848.00
Maintenance Day	10/22	7	10/29	10/22	\$0.00
Owner Occupied	10/29	21	11/19	10/24	\$0.00
Guest Reservation	11/21	4	11/25	11/14	\$712.00
Guest Reservation	12/7	2	12/9	11/27	\$348.00
Guest Reservation	12/11	15	12/26	12/4	\$1,318.00
					\$29,166.00



Jennifer Frankenstein, Owner and CEO
Great Ocean Condos and Homes

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