

RMG Partners Discover Their Vacation Homes Have Never Been More Affordable!

Even in tough economic times, tourism numbers have remained quite strong, and RMG Vacation Rentals sees this as a great opportunity for vacation-home owners. We use our Internet resources, industry contacts and a loyal, established clientele to market our partner properties. We have found that in most cases, by renting a property half the time, the owner can easily cover 75% or more of the pro-

perty's expenses. We strive to make our partner's experience as simple as possible. We handle the bookings, the contracts and the financials so your clients don't have to. Below is an example of a vacation property and what it might cost in today's market. If you have any questions concerning an actual property, call Rob Grifka at (917) 612-2455 or email RobGrifka@RMGVacationRentals.com.

Here's An Example... A Home Purchased for \$400,000 in Fort Lauderdale

(based on a house with pool in Fort Lauderdale)

Down Payment \$150,000
Mortgage Amount \$250,000

Monthly Costs

Mortgage at 5% on a 30-Year Loan \$ 1342
Property Taxes \$ 600
Electricity \$ 250
Water and Garbage \$ 150
Gardening \$ 180
Homeowners Insurance \$ 250
Cable TV / Internet / Landline \$ 225
Miscellaneous Repairs \$ 300
Monthly Pool Cleaning \$ 100

Total per Month \$3,172

\$3,172 x 12 months = \$38,064 Annual Expense

If you use your home up to 6 weeks per year (excluding Xmas and New Years' weeks) between Nov 1st and April 30th and up to 6 weeks from May 1st through October 31st (12 weeks used totally).

RMG Markets and rents your home short-term on average for \$1800 weekly during season November through April (15 weeks) \$27,000
Less 35% RMG Commission of \$9,450 = **\$17,550**

RMG Markets and rents your home short-term on average for \$1200 weekly off season from May through October (15 weeks) \$18,000
Less 35% RMG Commission of \$6,300 = **\$11,700**

Total Rental Income to Homeowner = \$29,250

**The Annual Expense of Homeownership \$38,064 – \$29,250 (Rental Income) = \$8,814
plus principal reduction on mortgage of \$3,600**

First Year Annual Cost Only \$5,214 (with 12 weeks usage for homeowner)

WE'LL SHOW YOU HOW A VACATION HOME CAN PRACTICALLY PAY FOR ITSELF



RMG Vacation Rentals will market, rent and manage your vacation property. The income from rentals, when the property is not being used, can usually pay most of the expenses (mortgage, taxes, maintenance, etc.). Read more inside about all RMG has to offer.

Do you own a Boutique Hotel, Country Inn or Bed & Breakfast? We can help keep your rooms booked!

We are looking to partner with select small hotels and Inns to market their businesses to our customers. We have internet resources as well as an established clientele to provide more bookings for your business.

We have advertising resources to attract both domestic and international clients. That's where RMG comes in. We can handle only the bookings or we can take care of every-



thing, including receiving payments and having contracts signed, if you desire. Our clients expect the quality and luxury that we provide in our vacation homes and will trust our recommendations for lodging choices and destinations. Talk to

RMG about how they can increase the number of bookings and the length of stay. Contact Rob at (917) 612-2455 or email RobGrifka@RMGVacationRentals.com.

RMG VACATION RENTALS

Luxury Vacation Rental Properties
Fort Lauderdale • New York City • Mexico

(917) 612-2455 • RobGrifka@RMGVacationRentals.com
www.RMGVacationRentals.com

The Benefits of Being an RMG Partner

We do the work, so you can relax and collect a constant income while you are not using your vacation home. We'll show you how a vacation home can practically pay for itself. Here's what some of our partners have to say...

“The best part is that I'm living in a beautiful apartment in New York City for a fraction of the actual cost!”

RMG Vacation Rentals has managed my two-bedroom, two-bath Manhattan apartment as a vacation rental since August 1, 2011. It has successfully marketed the property and managed the rentals. The company made it very easy by taking photos of the property, posting the property on various Websites, responding to rental inquiries, screening potential renters and collecting money from renters. RMG Vacation Rentals worked around my busy travel schedule in renting the apartment. It has been rented on a regular basis without any work by me. The best part is that I'm living in a beautiful apartment in New York City for a fraction of the actual cost! *– Karl, RMG Partner*



“I really needed some income from the property but wanted to have the option to use it as well.”

I was referred to Rob Grifka by a friend at a time when I had just lost a tenant in my South Beach property. I was told that he was a jack-of-all-trades who would be instrumental in staging my apartment in order for me to rent it short term. I really needed some income from the property but wanted to have the option to use it as well. After giving me the necessary information for getting the place ready for renters and assisting in the process, Rob was able to advertise and rent my property. In one month I made two times more than my former tenant was paying and used the apartment for a long weekend. Rob is a full-service specialist in real estate. I have

been more than satisfied with his work, and dealing with him has been extremely easy. *– Amy, RMG Partner*

“Thanks to Rob, I now enjoy a spacious part-time home in NYC at a very low cost to myself.”

At the suggestion of a mutual friend I contacted Rob Grifka, the president of RMG Vacation Rentals. Rob helped me acquire a beautiful two-bedroom apartment on the Upper West Side of Manhattan, just off Riverside, with great access to Hudson River Park, Central Park and the 86th Street/Broadway subway. He even knew how the space needed to be furnished to comfortably house and serve multiple guests, depending on who chose to rent the apartment. Thanks to Rob, I now enjoy a spacious part-time home in NYC at very low cost to me. *– Rich, RMG Partner*



RMG Vacation Rentals is a fast-growing Vacation Property Management firm. We own and manage properties that adhere to a high standard of luxury and quality that our customers have grown to expect. We use our Web resources, contacts and established clientele to promote our properties. We offer luxury apartments in Fort Lauderdale, New York City and Mexico. We are currently expanding, and we are interested in partners from all across the country and internationally as well. We continue to experience enormous repeat business from our growing clientele as well as overwhelming response to our online advertising. Contact us today to get the ball rolling!

For more information or to ask a specific question, contact:

Rob Grifka

President

(917) 612-2455

RobGrifka@RMGVacationRentals.com

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