



*Luxurious Wine Country Oasis*

## CULINARY BUZZ

### SEBASTOPOL

#### Crooked Goat Brewing

Beer LOVES a party and so do they! If you've never been to the Barlow it's a local MUST with Crooked Goat as its star. Trivia and open mike nights, BINGO, DJ/Dance Parties, live music and a Blood Orange DIPA?! We're in love. Another location is soon to open in Petaluma making for a convenient pit stop on your way into town. What makes it even *more* exciting is that the owners are part of our WC Lodging Family too! *La salute della famiglia!!*

## BAY AREA

### MOST ANTICIPATED SPRING RESTAURANT AND BAR OPENINGS IN THE BAY AREA

After a LONG 2 years we're all ready to go out and experience NEW. This Spring will not disappoint with over a dozen new dining and drinking destinations opening around the Bay Area. For double the pleasure combine with our local list and check out an additional 14 New North Bay Restaurants!

## IT'S TAX SEASON!

All of our owners are tax savvy but it never hurts to revisit the tax deduction differences between personal use of your vacation rental vs. rental use for purposes of income. This article is one that I found interesting as a vacation rental owner myself. Monday April 18, 2022 will be here before we know it!

## WCLODGING.COM MARCH STATS AND THIS IS ONLY ONE OF OUR MARKETING SITES!

You're one of the top-performing sites

What is this score?



#### How's it calculated?

Your score calculates website engagement and social presence. It factors in how often your website is viewed, how many visits convert into sales or bookings, and how active your customers are on your connected social accounts.

Site Visitors

6,463

+676 (last 30 days)

## SPRING MAINTENANCE

WC Lodging manages your home from a homeowner's perspective, what would WE want a manager to do for our home. With pride we ensure that fire extinguishers are full and readily available, damages are fixed, light bulbs are changed, appliances work and house is secure. HOWEVER, there are still tasks we do *not* manage but *will* help facilitate if an owner requests. Owner responsibilities worth mentioning: roof/gutters, electrical hazards that aren't visible (often found in older homes), septic pumping, well/water testing, HVAC maintenance (If you're signed up for the Moore HVAC membership this one is taken care of!), Interior/Exterior paint, Yearly wash/stain of exterior wood structures such as decks and arbors. Call/Email us for vendor recommendations or help facilitating. SPRING-IT-ON CHECKLIST

## ACCIDENTAL RENTAL DAMAGE INSURANCE (ARDI) VS. OWNER MAINTENANCE

EVERY WC Lodging guest is *required* to purchase an Accidental Rental Damage insurance plan (\$79) to provide coverage for accidental damages. The plan covers unintentional damage to the vacation rental for the duration of their stay. Most common uses of ARDI include carpet spills, lost or broken kitchenware, broken lamps and more. The plan does not include intentional property damage or any pet damage (including in a pet-friendly home); for intentional damages WC Lodging will handle the repair/replacement and charge the guest accordingly. What this means for you? Guest related incidents are *never* charged to you as the owner.

## CURRENT MARKET TRENDS

| February 2022 County Sales and Price Activity<br>(Regional and condo sales data not seasonally adjusted) |   |            |            |            |                |            |                |  |
|--|---|------------|------------|------------|----------------|------------|----------------|--|
| February 2022  | Median Sold Price of Existing Single-Family Homes |            |            |            |                | Sales      |                |  |
| State/Region/County  | Feb. 2022   | Jan. 2022  | Feb. 2021  | Price MTM% | Price YTY% Chg | Sales MTM% | Sales YTY% Chg |  |
| Sonoma   | \$ 818,000  | \$ 789,000 | \$ 740,000 | 3.8%       | 10.70%         | 6.00%      | -15.2%         |  |
| Lake   | \$ 360,000  | \$ 349,900 | \$ 326,500 | 2.90%      | 10.30%         | -6.20%     | -29.10%        |  |

Click HERE for the state of CA's February Home Sales and Price Report

Your March owner statement is ready. View it HERE!

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