MORADA

TRIPLE FRONTERA

MONTHLY REPORT · SAMPLE MONTH

Sample apartment · Ciudad del Este

SAMPLE. This is what the report you get every month looks like. Illustrative numbers, built with the Ciudad del Este median rate (US$64 a night) and 60% occupancy. Not a real apartment.

60%	US$64	US$973	4,8
Occupancy	Average rate	Airbnb paid you	Rating this month
18 of 30 nights	per night	after their fee	3 new reviews

Bookings this month

CHECK-IN	CHECK-OUT	NIGHTS	FROM	RATE	GROSS	AIRBNB PAYS YOU
03/10	07/10	4	Brazil	US$60	US$240	US$203
09/10	12/10	3	Argentina	US$70	US$210	US$177
14/10	19/10	5	Paraguay	US$58	US$290	US$245
23/10	25/10	2	Brazil	US$75	US$150	US$127
27/10	31/10	4	Chile	US$65,5	US$262	US$221
Total		**18**		**US$64**	**US$1.152**	**US$973**

Statement of the month

Airbnb paid you (straight to your account)	US$973
Morada fee, 22%	−US$214
Bathroom lamp (receipt attached)	−US$6
Amenities restock: soap, paper, coffee	−US$22
Our invoice this month	**US$242**
You keep	US$731

Before building fees, power and internet.

What happened this month

Pricing. We raised the rate over the 12/10 long weekend, a holiday in Argentina: US$70 a night.

Maintenance. 17/10: the kitchen tap was dripping, fixed the same day at no cost. 21/10: bathroom lamp replaced.

Reviews. 3 new, average 4.8. Guests praised the cleaning and the location. One said the entrance was hard to find: we added a photo of the door to the arrival guide.

Guests. 22 conversations answered, none of them reached you.

NEXT MONTH

9 nights already booked. Recommendation: lower the minimum stay to 2 nights Sunday to Thursday to fill the weekday gaps. If you agree, reply OK and we will do it.