

16323 LAKE LOOP

Lake Travis Waterfront • Short-Term Rental Investment Summary

Prepared for Prospective Buyers • Data through August 3, 2026

16323 Lake Loop is an established luxury waterfront short-term rental on Lake Travis with a private dock. 2026 has shown a strong rebound in booking activity, with revenue already earned and booked, plus AirDNA-projected upside as a fully optimized listing.

According to the owner, the property had no bookings in January and February 2026 due to a property management transition that left the listing's booking settings inactive. That management relationship was ended, and performance has strengthened through 2026 — reflected in the results below.

\$49,734	≈ \$69,646	≈ \$138,351	≈ \$112,000
NET PAYOUTS YTD	EARNED + BOOKED	ANNUALIZED 2026	AIRDNA EST. ANNUAL

2026 REVENUE (AIRBNB + VRBO)

Category	Amount
Gross Airbnb Revenue (through Aug. 3, 2026)	\$45,146.20
Gross VRBO Revenue (through Aug. 3, 2026)	\$12,500.00
Combined Gross Revenue	\$57,646.20
Property Management (Airbnb)	(\$6,156.15)
VRBO Deductions	(\$397.46)
Tax Withheld (Airbnb)	(\$1,358.59)
Combined Net Payouts	\$49,734.00
Confirmed Future Bookings	≈ \$12,000
Revenue Earned + Booked	≈ \$69,646
Annualized 2026 Revenue (combined, based on Mar–Jul avg.)	≈ \$138,351
AirDNA Estimated Annual Revenue	≈ \$112,000

MONTHLY GROSS REVENUE BY CHANNEL

Month	Airbnb	VRBO	Total
March	\$3,129.00	\$2,275.00	\$5,404.00
April	\$10,440.20	\$3,975.00	\$14,415.20
May	\$9,685.00	\$0.00	\$9,685.00
June	\$10,204.00	\$0.00	\$10,204.00
July	\$11,688.00	\$6,250.00	\$17,938.00

ESTIMATED ANNUAL OPERATING EXPENSES

Expense	Annual Estimate
Property Taxes	\$24,000
Insurance (Home, STR & Dock)	\$7,000
Electricity	\$3,170
Water	\$992
Internet	\$1,198
Pest Control	\$1,429
Dock Maintenance	\$1,500
Propane	\$270
Guest Supplies	\$1,050
Repairs & Maintenance	\$675
Total Estimated Annual Operating Expenses	≈ \$41,284

INVESTMENT HIGHLIGHTS

- Established short-term rental with proven operating history
- Approximately \$12,000 in confirmed future bookings
- AirDNA projects annual revenue potential of approximately \$112,000
- Luxury Lake Travis waterfront home with private dock
- Accommodates large groups and vacation travelers
- Potential upside through optimized pricing, expanded availability, and direct bookings

Revenue figures are based on Airbnb and VRBO earnings reports through August 3, 2026. Future bookings and AirDNA revenue projections are estimates and are not guarantees of future performance. Buyers should conduct their own due diligence.