



Market Report for:

Lake Tekapo 1BR Market Report

Airbnb: 1BR COMP SET LAKE TEKAPO

Created Date

Aug 10, 2026

Estimated Rental Revenue	RevPAR	Estimated Occupancy %
\$94.67K	\$301	86

Ohana Property

gwyneth@ohanaproperty.com

KPIs

Key Performance Indicators

Estimated Rental Revenue

\$94.67K

↑ \$24.43K VS STLY

Available Listings

121

↑ 35 VS STLY

RevPAR

\$301

↑ \$79 VS STLY

ADR (Average Daily Rate)

\$349

↑ \$65 VS STLY

Booking Window

44

↑ 4 VS STLY

Bookings

17.42K

↑ 4.63K VS STLY

Estimated Occupancy %

86

↑ 8 VS STLY

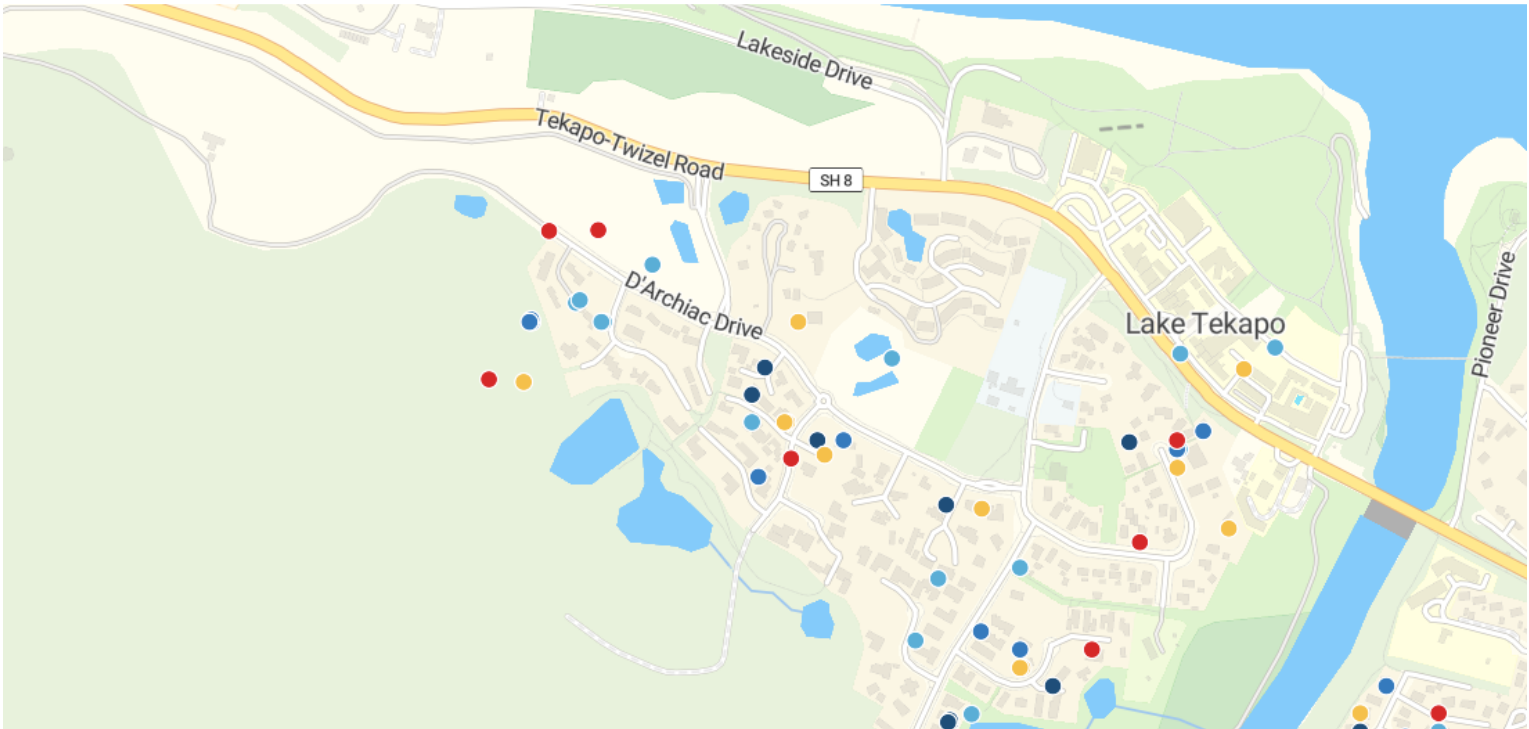
Length of Stay

1

-

Listing Map

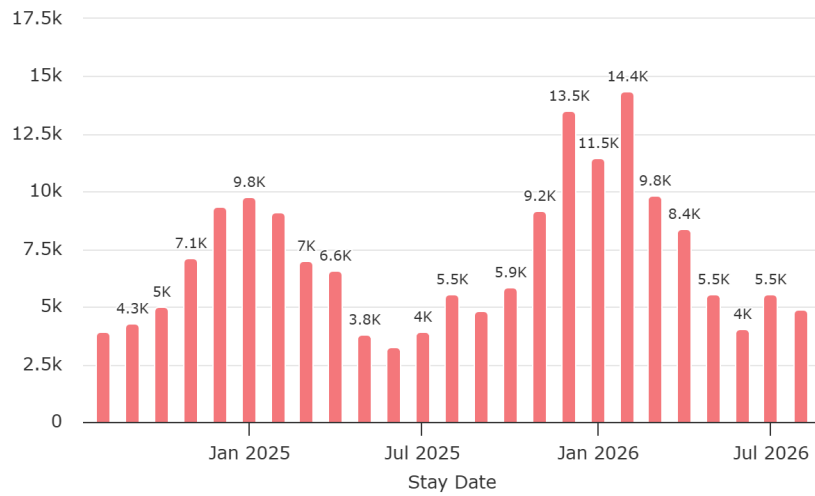
Location Map of Selected Listings



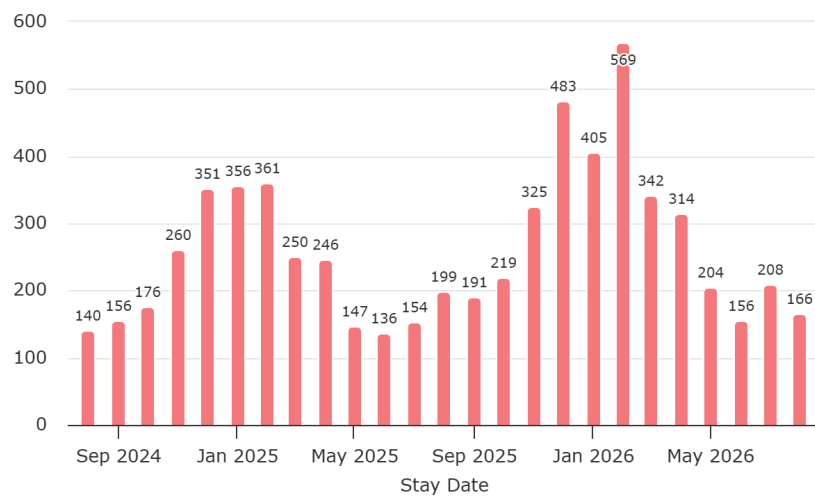
Market Summary

Market History

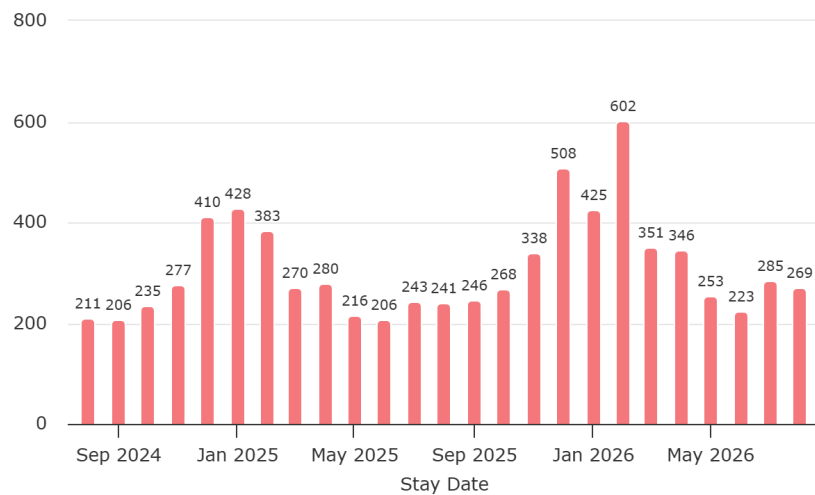
Estimated Avg. Rental Revenue



Avg. RevPAR

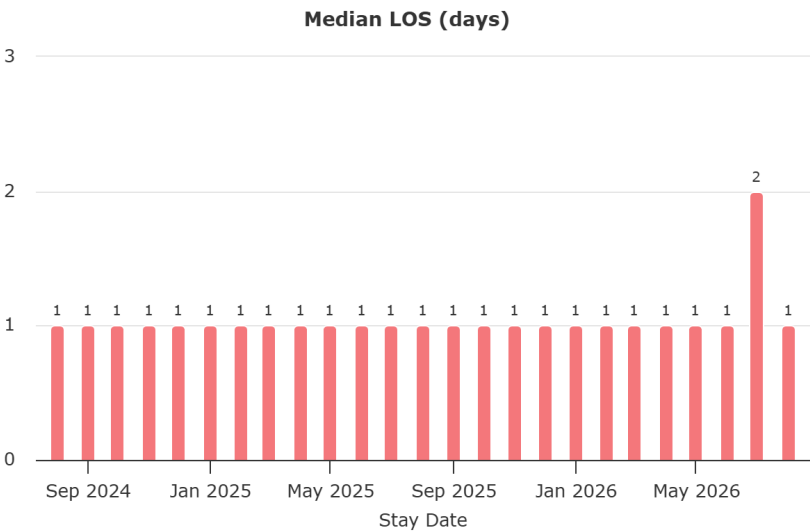
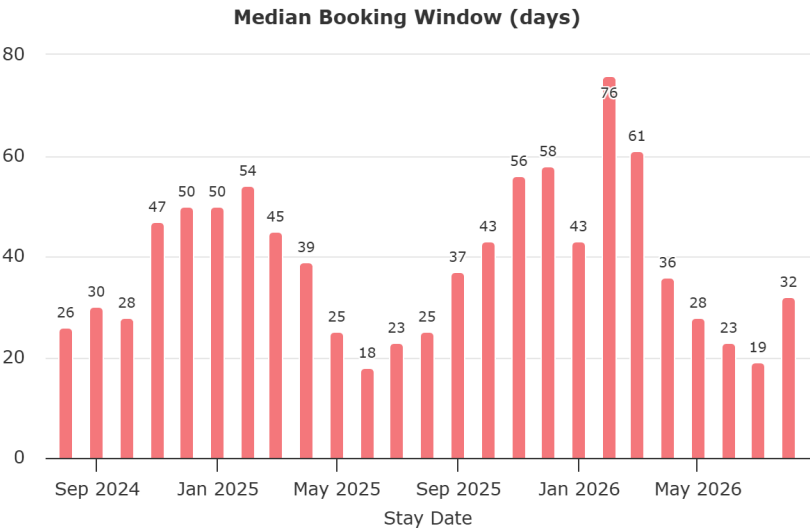
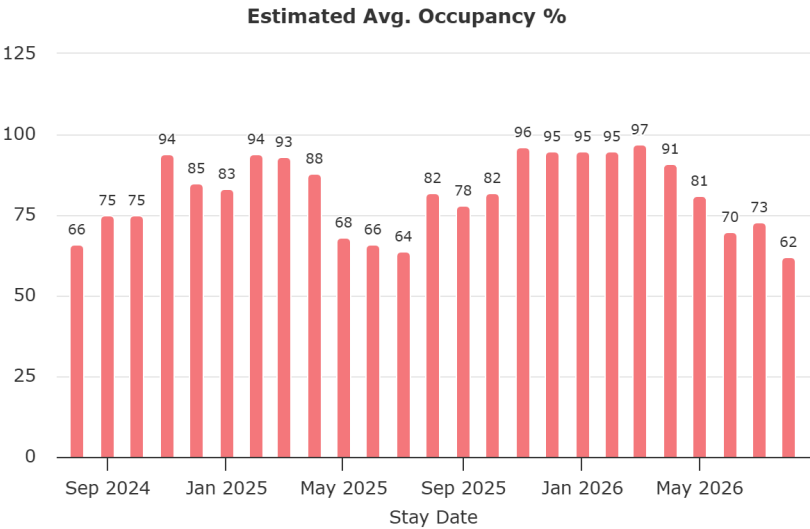


Avg. ADR



Market Summary

Market History



Market Summary

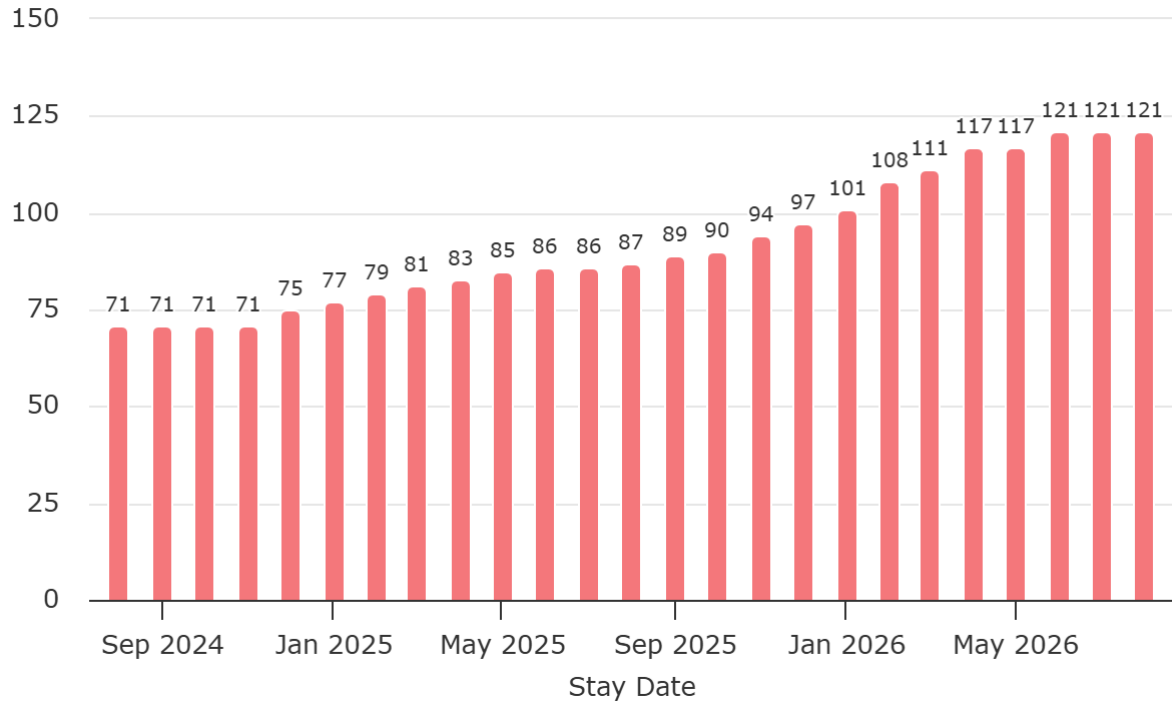
Summary Table

Category	Active Listings	Median Listed Price	Median Booked Nightly Price	Median Booked Weekly Price	Median Booked Monthly Price	Median LOS	Median Booking Window
1BR COMP SET LAKE TEKAPO	121	368	312	318	516	1	43
Room	1	332	322	0	0	2	59
1 BR	120	368	312	318	516	1	43

Market Summary

Market Supply

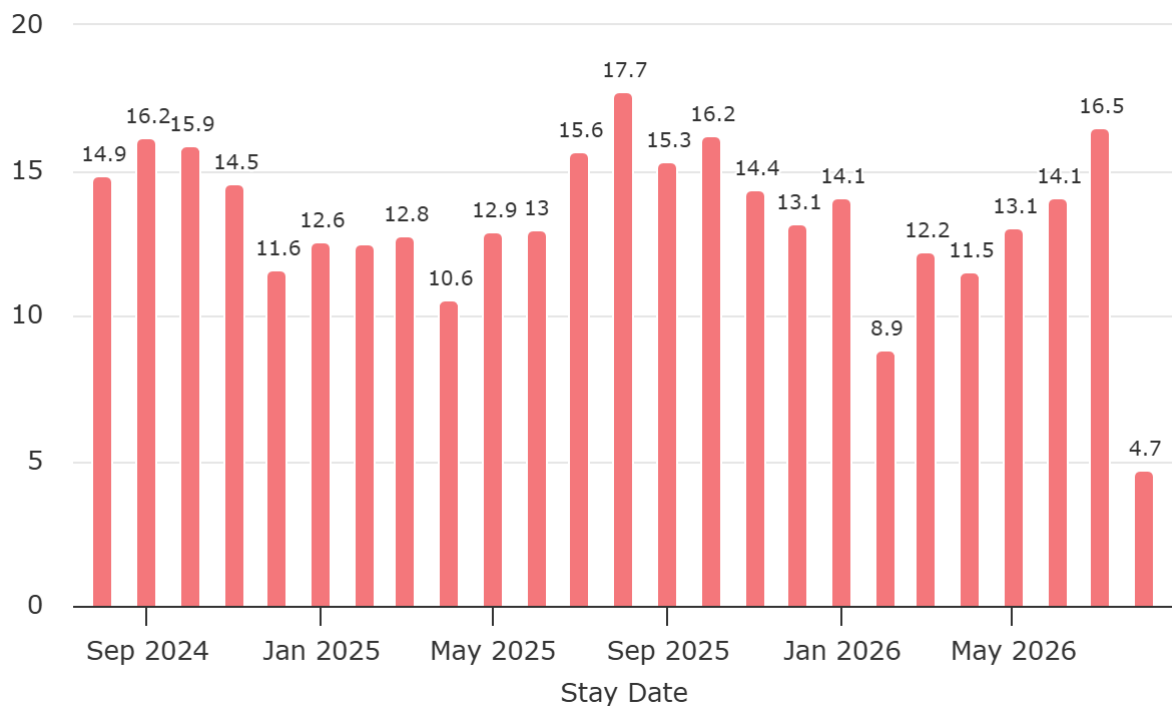
Active Listings



Market Summary

Market Demand

Average Bookings per Listing



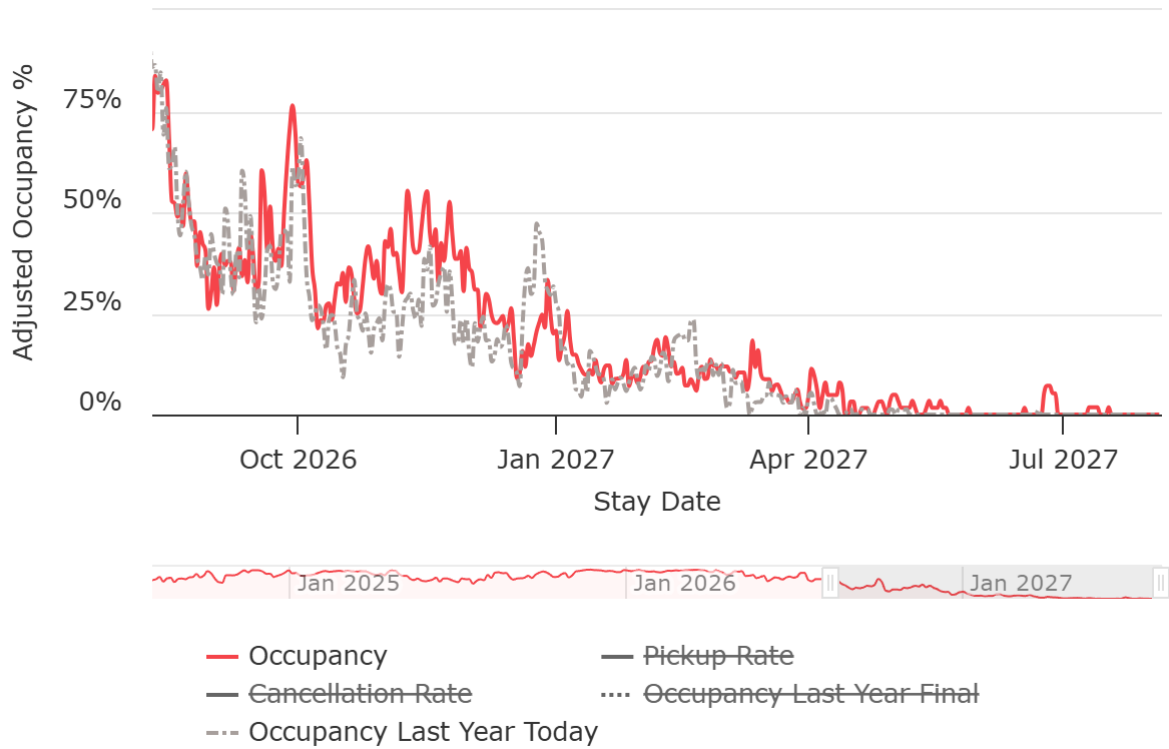
Price and Occupancy Trends

Key Future Dates

-  Sep 28, 2026 to Oct 03, 2026 is seeing a 27.8 % increase in occupancy compared to surrounding dates
-  Sep 18, 2026 is seeing a 25.0 % increase in occupancy compared to surrounding dates
-  Aug 11, 2026 to Aug 12, 2026 is seeing a 20.1 % increase in occupancy compared to surrounding dates
-  Nov 24, 2026 is seeing a 12.2 % increase in occupancy compared to surrounding dates
-  Dec 29, 2026 to Dec 30, 2026 is seeing a 10.0 % increase in occupancy compared to surrounding dates

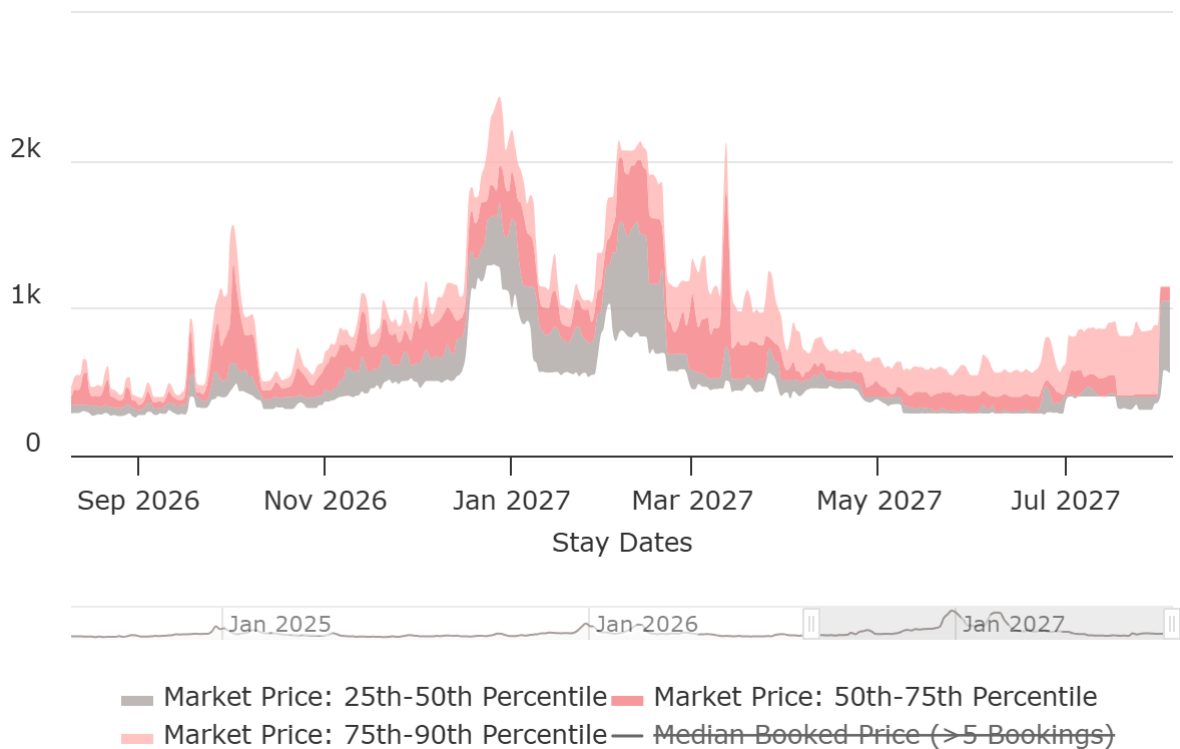
Price and Occupancy Trends

Future Occupancy, Bookings and Cancellations



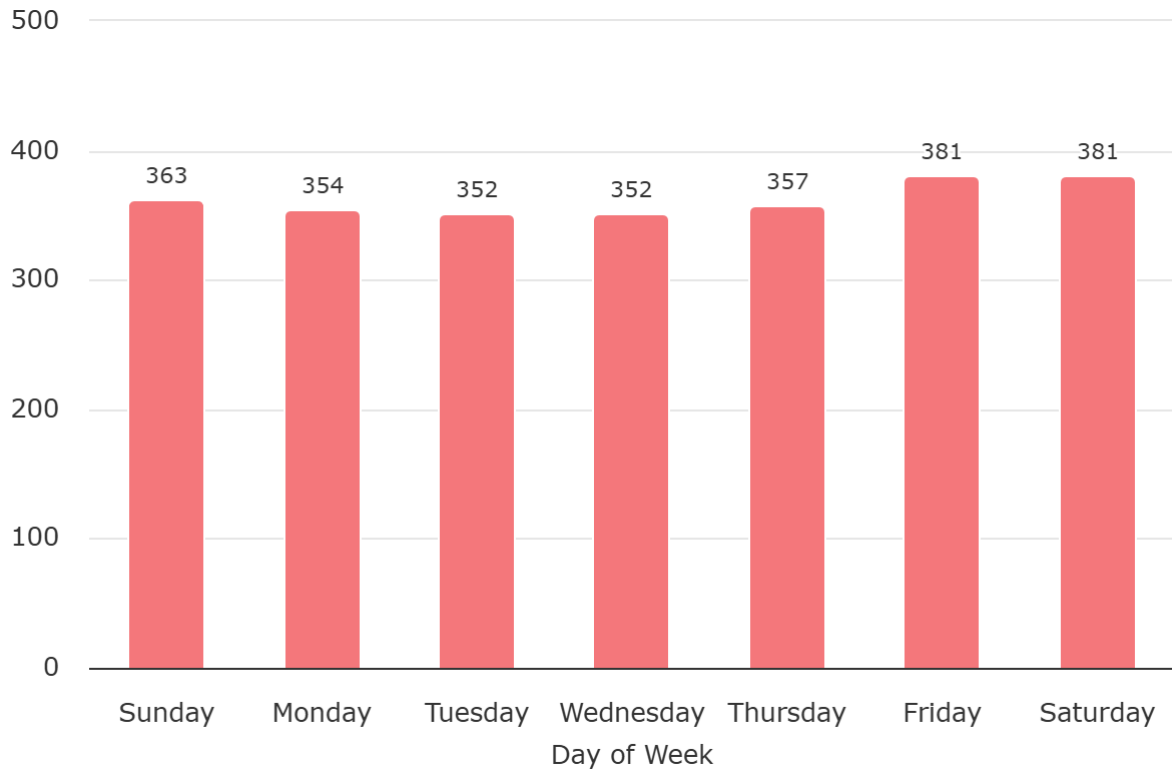
Price and Occupancy Trends

Future Prices



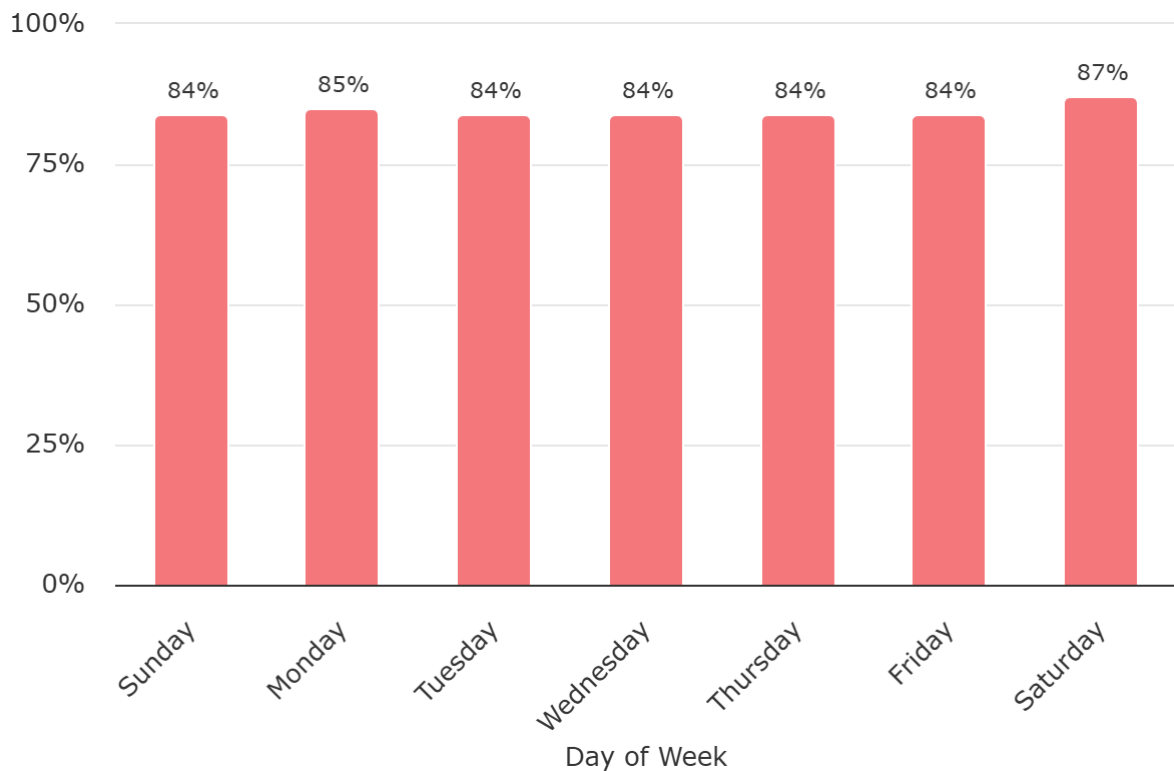
Price and Occupancy Trends

Day of Week Price Factor



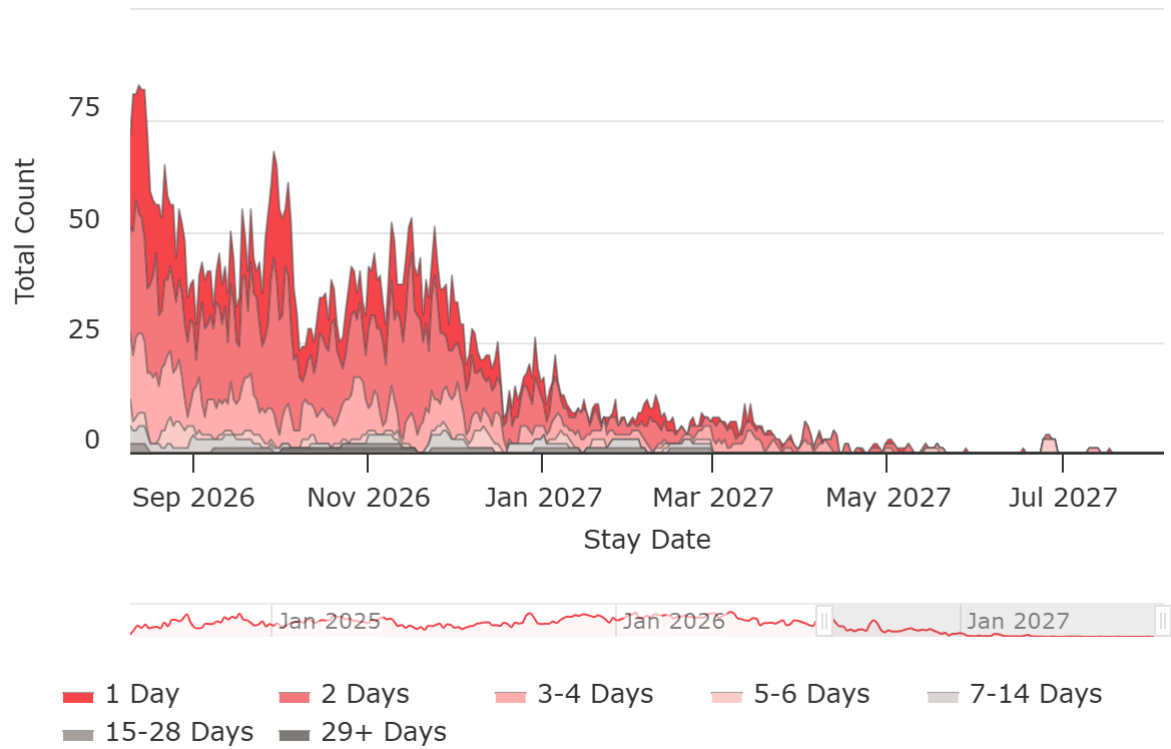
Price and Occupancy Trends

Day of Week Occupancy



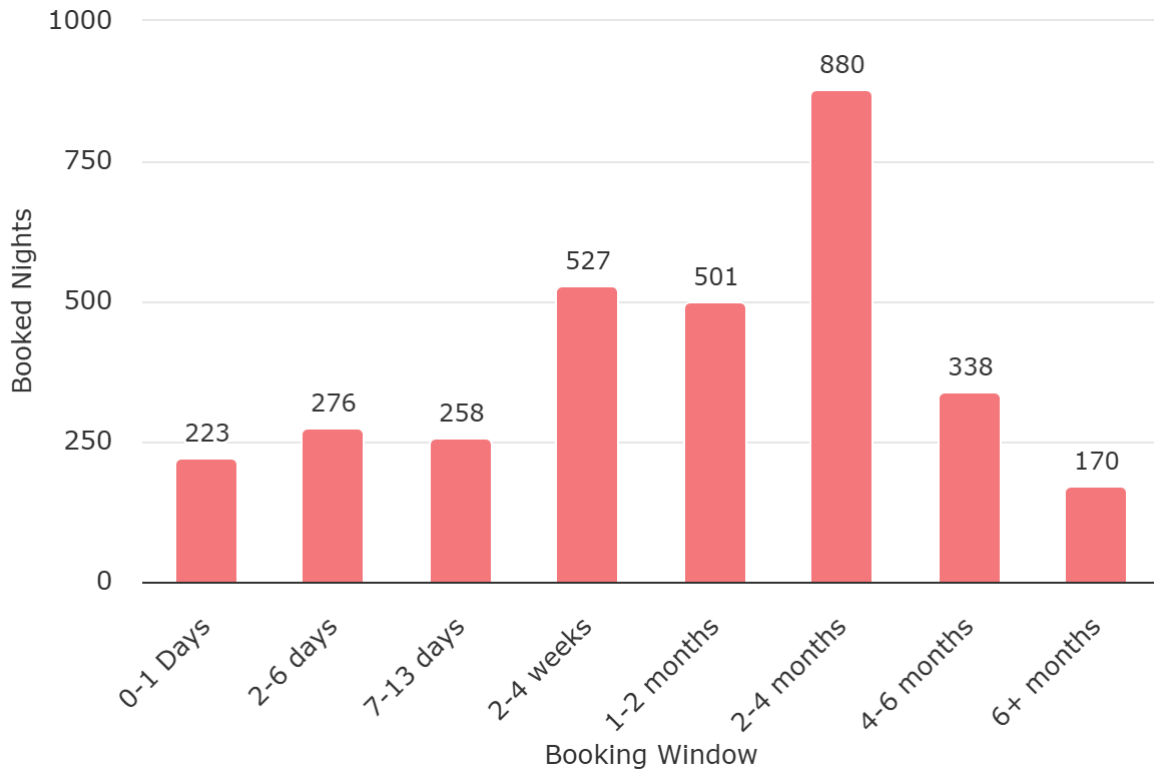
Length of Stay and Booking Window Trends

Length of Stay by Stay Date



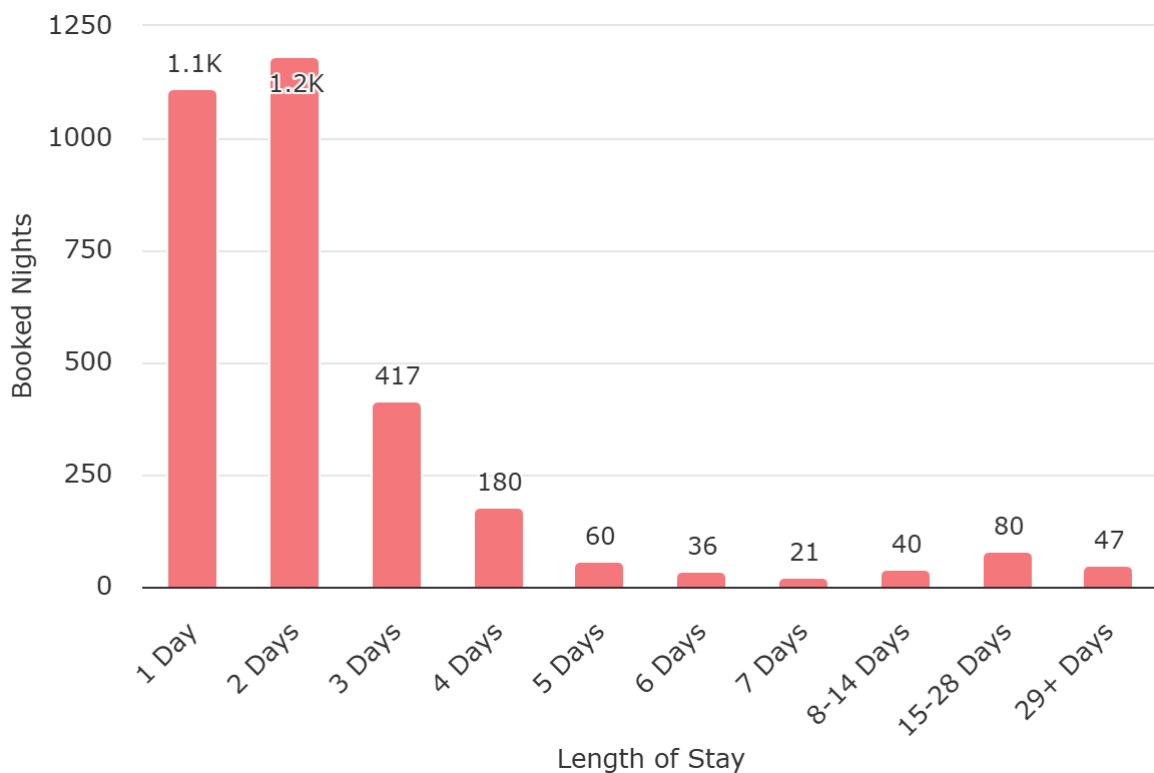
Length of Stay and Booking Window Trends

Booking Window for Recent Bookings



Length of Stay and Booking Window Trends

Length of Stay for Recent Bookings



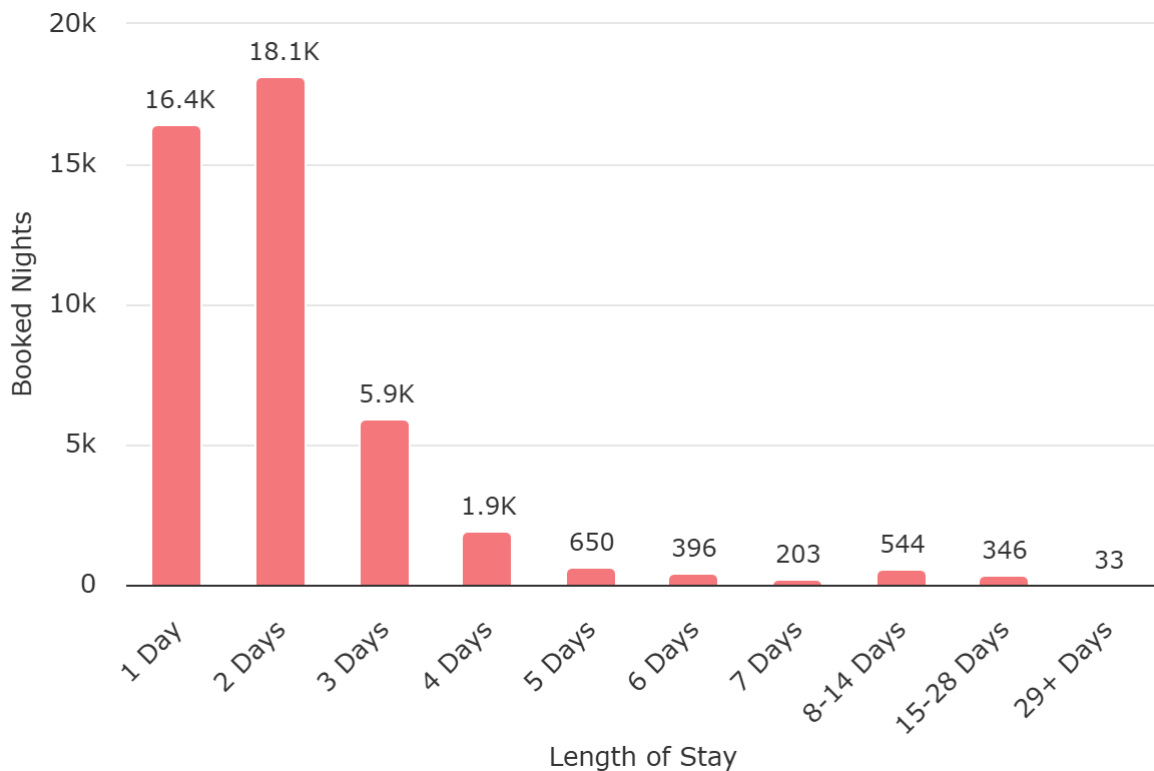
Length of Stay and Booking Window Trends

Booking Window for Stay Months



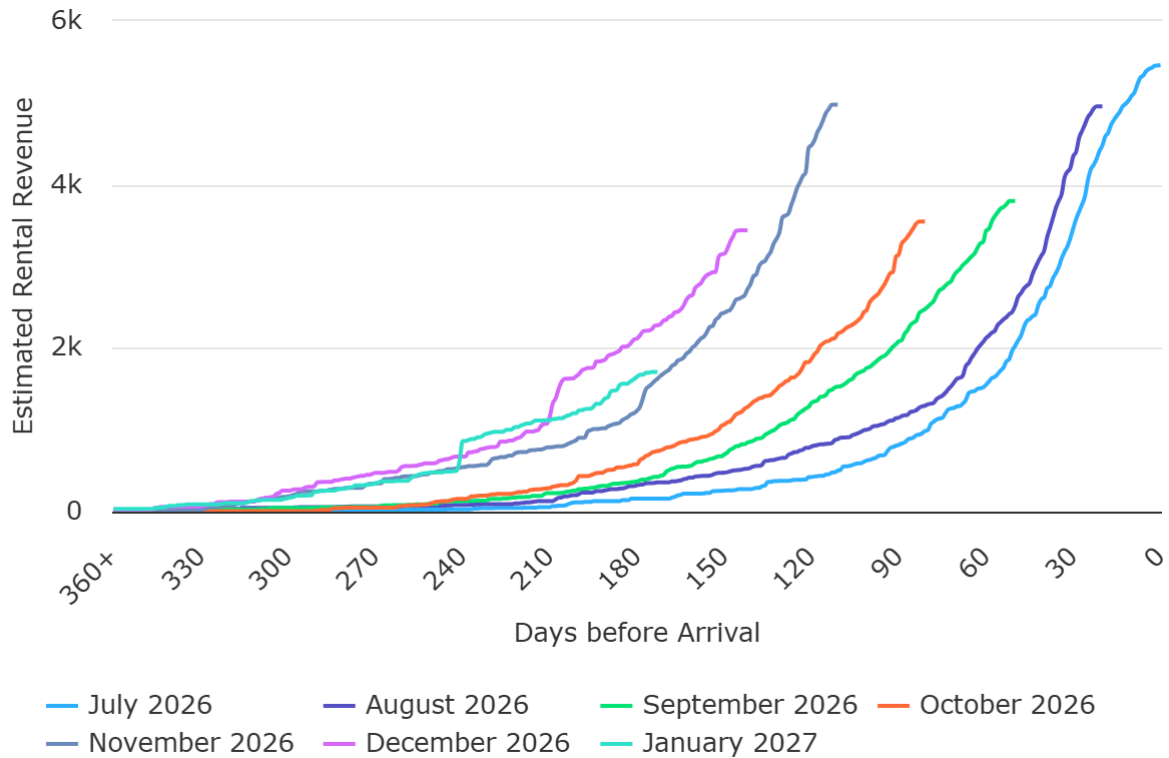
Length of Stay and Booking Window Trends

Length of Stay for Stay Months



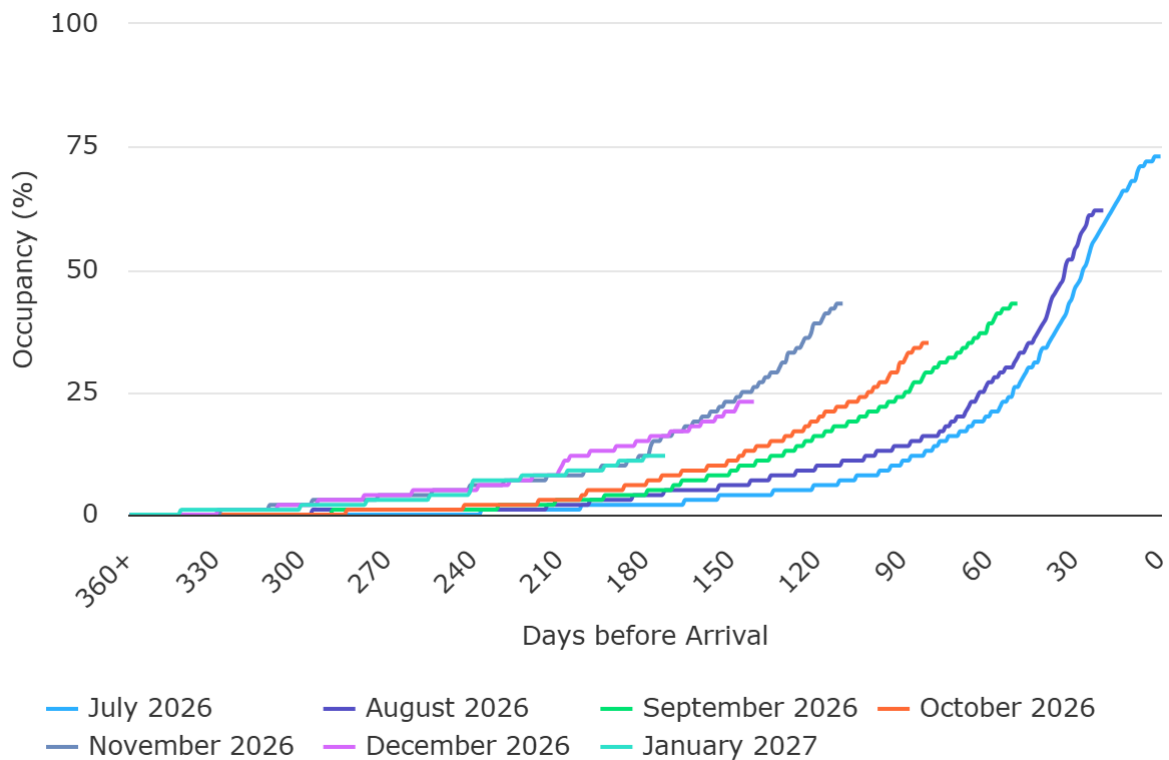
Booking Curves

Estimated Rental Revenue



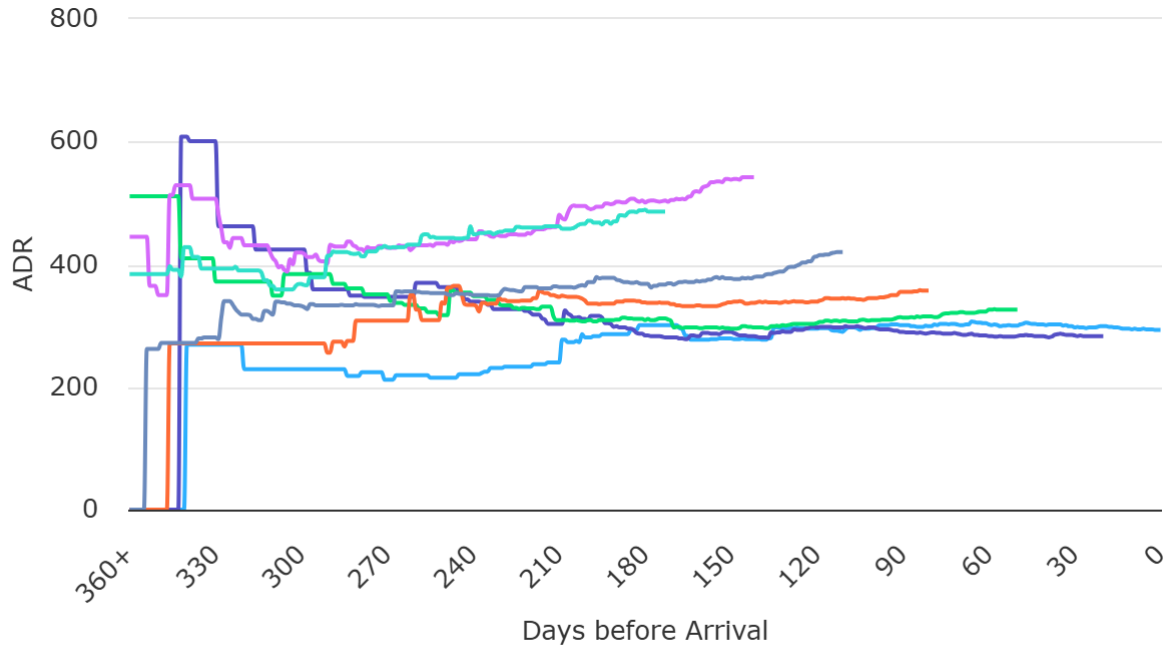
Booking Curves

Occupancy



Booking Curves

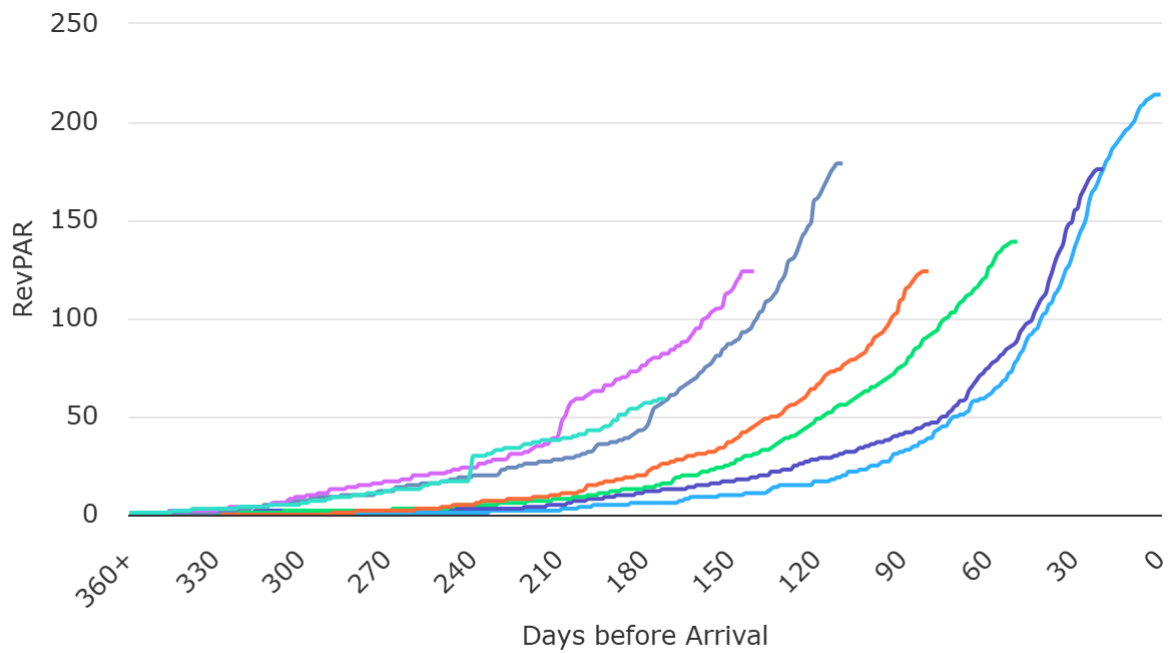
ADR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

Booking Curves

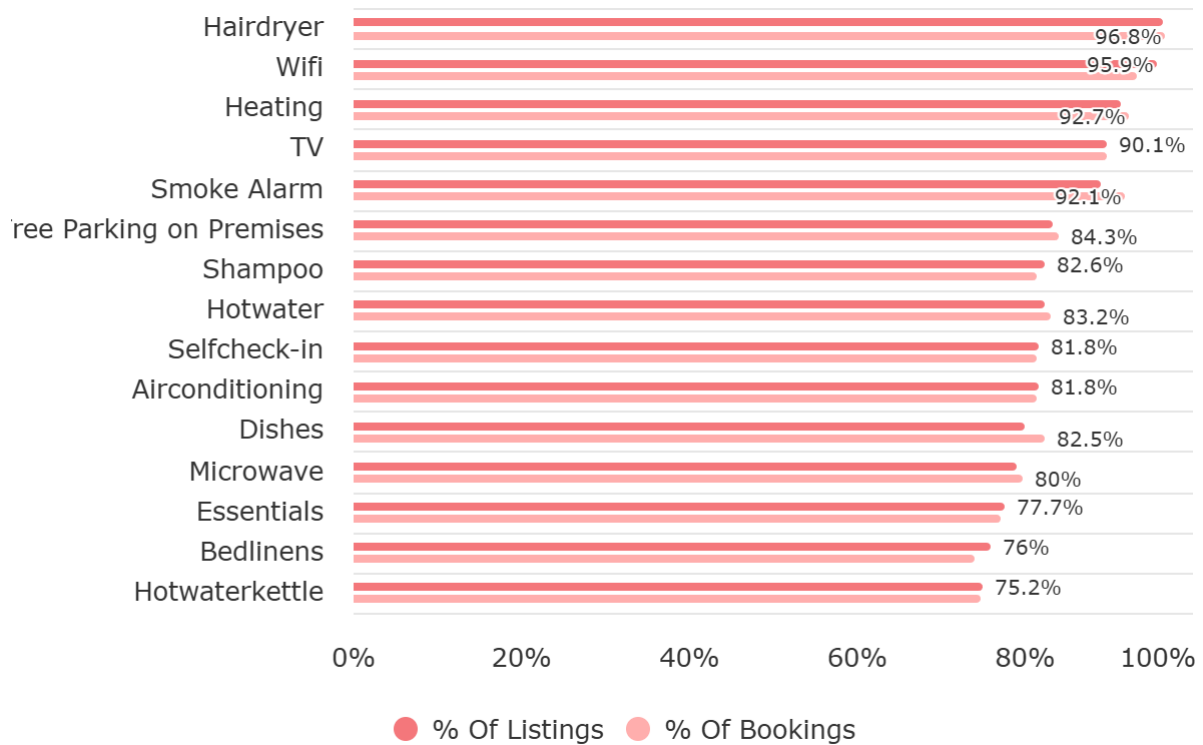
RevPAR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

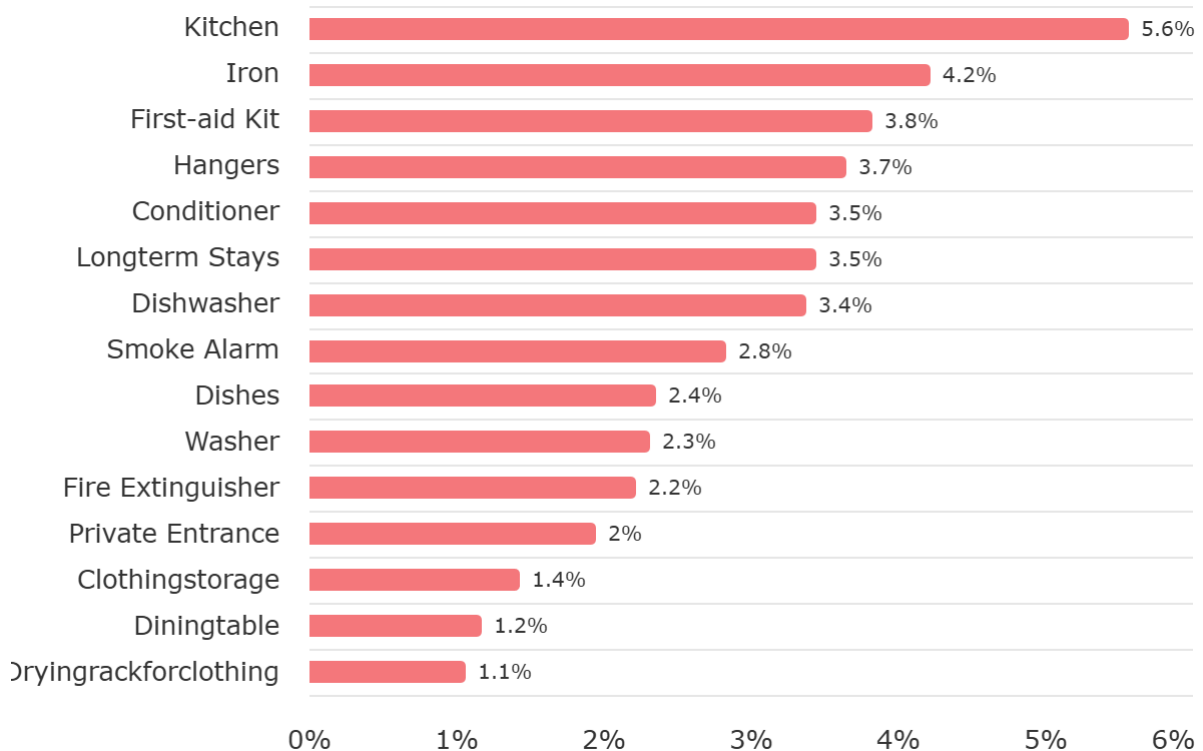
Amenities

Common Amenities



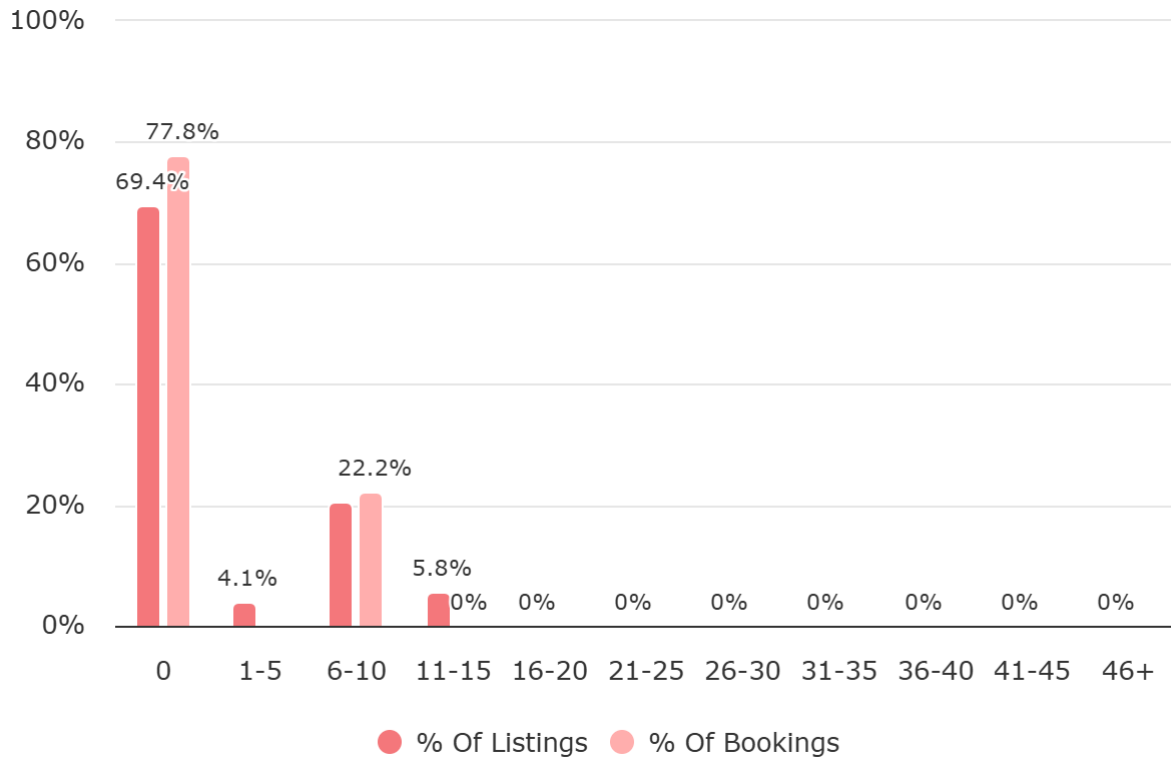
Amenities

Desired Amenities



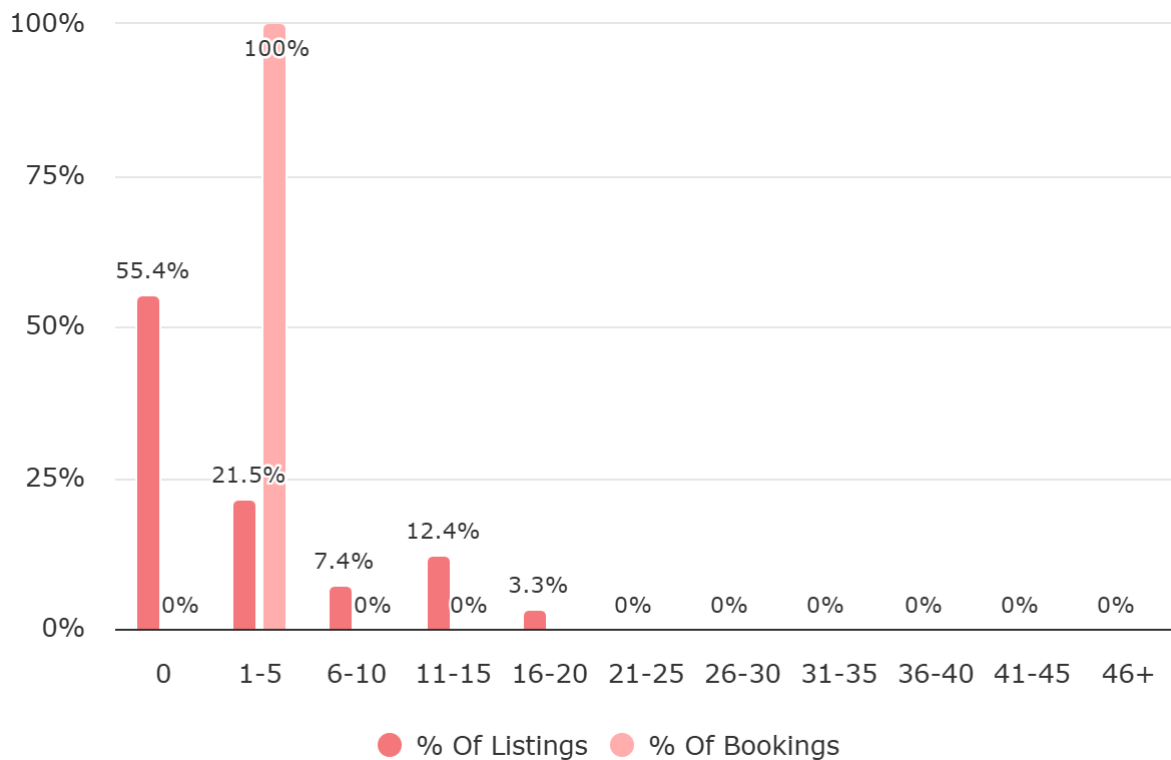
Policies and Fees

Weekly Discounts



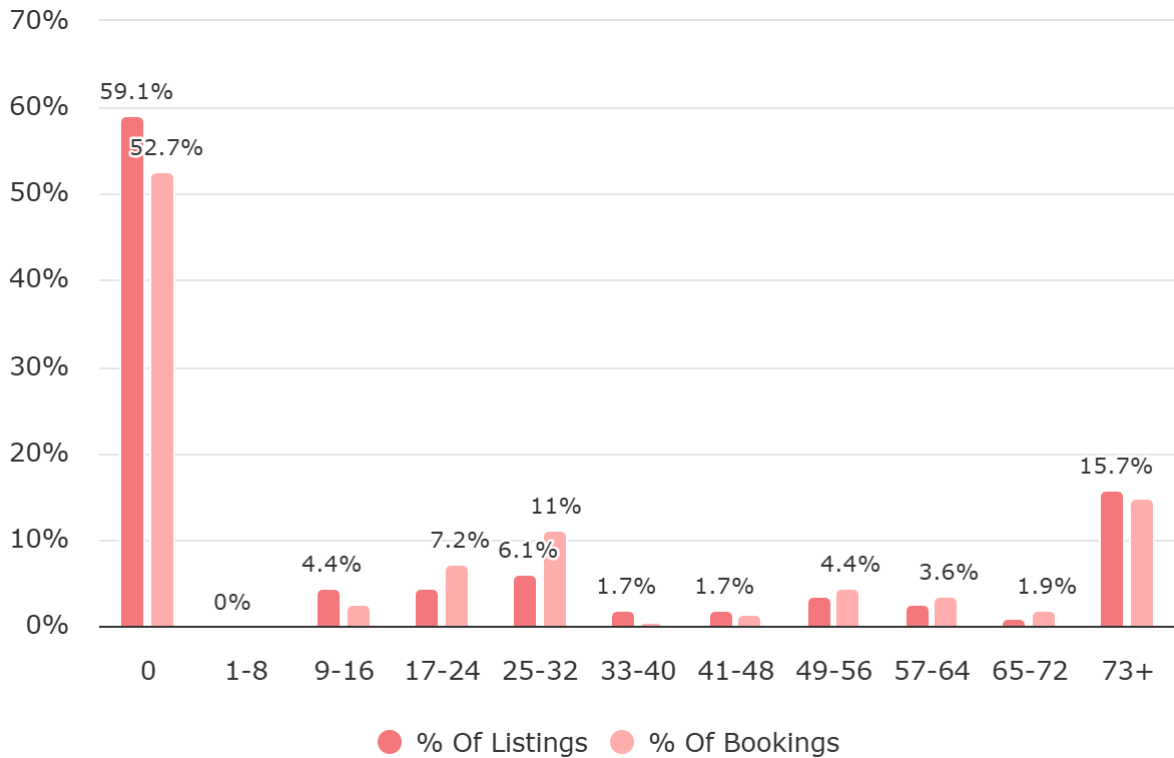
Policies and Fees

Monthly Discounts



Policies and Fees

Cleaning Fees



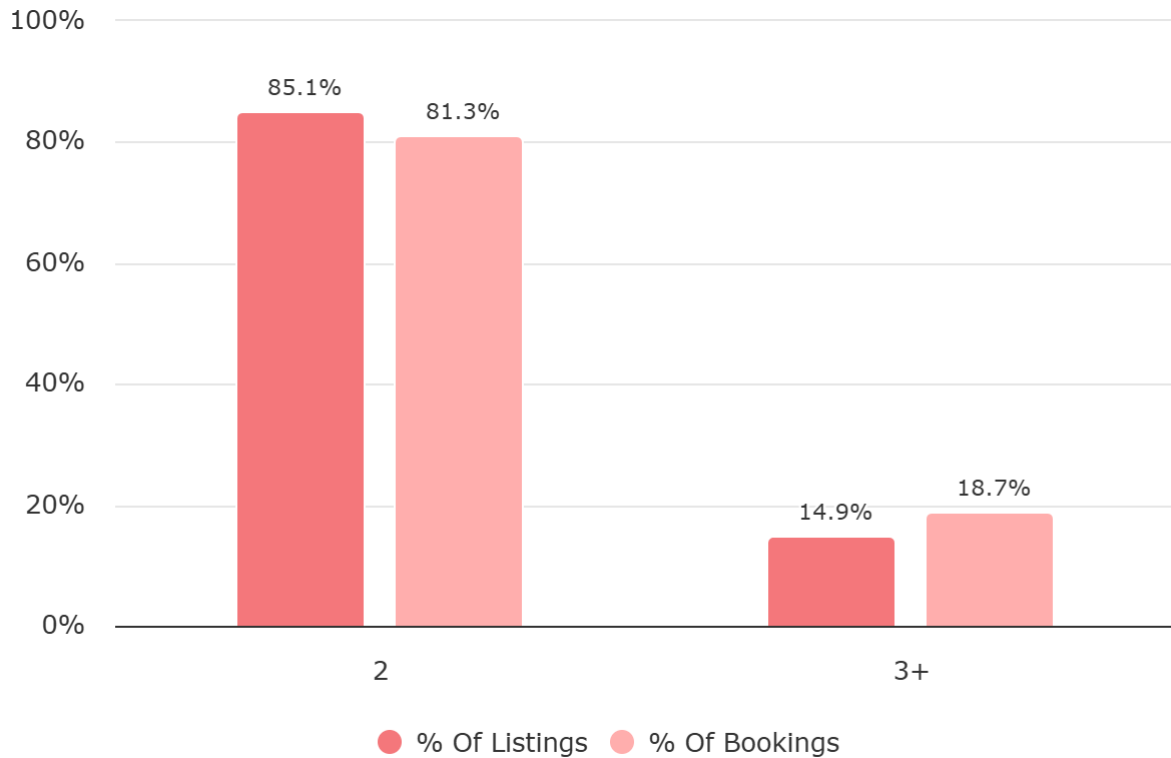
Policies and Fees

Cancellation Policies



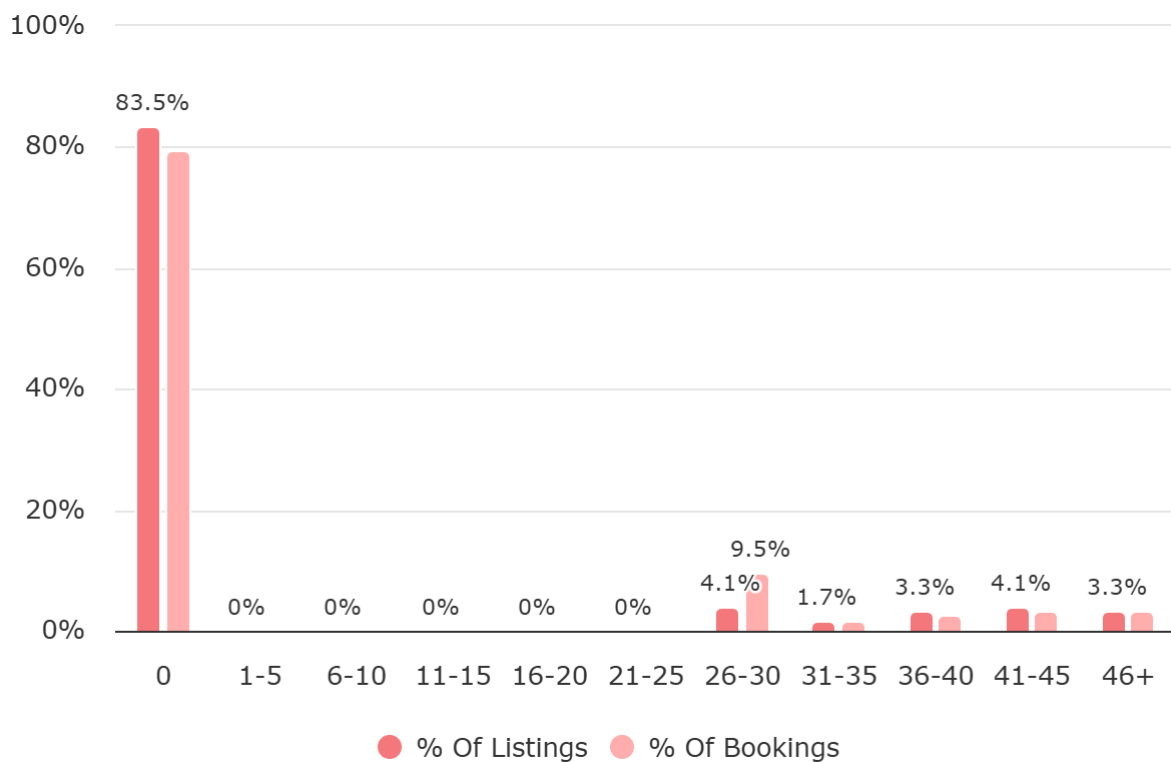
Policies and Fees

Max Number of Guests



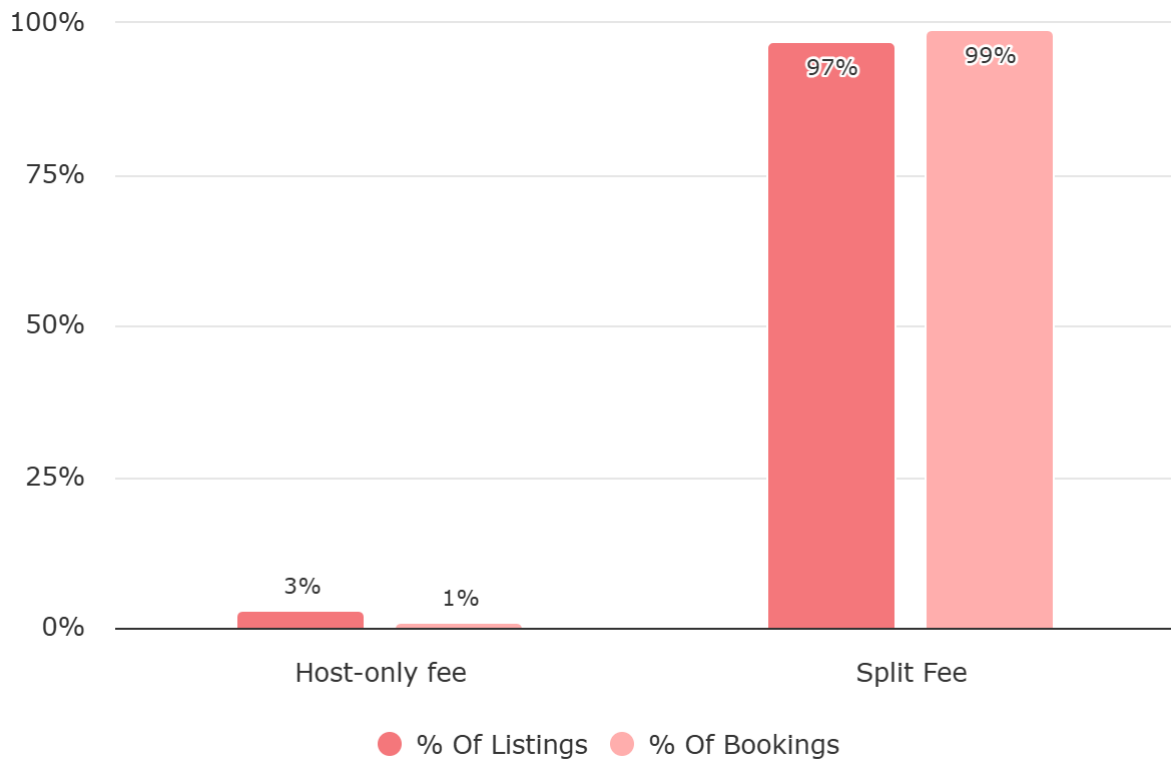
Policies and Fees

Extra Person Fees



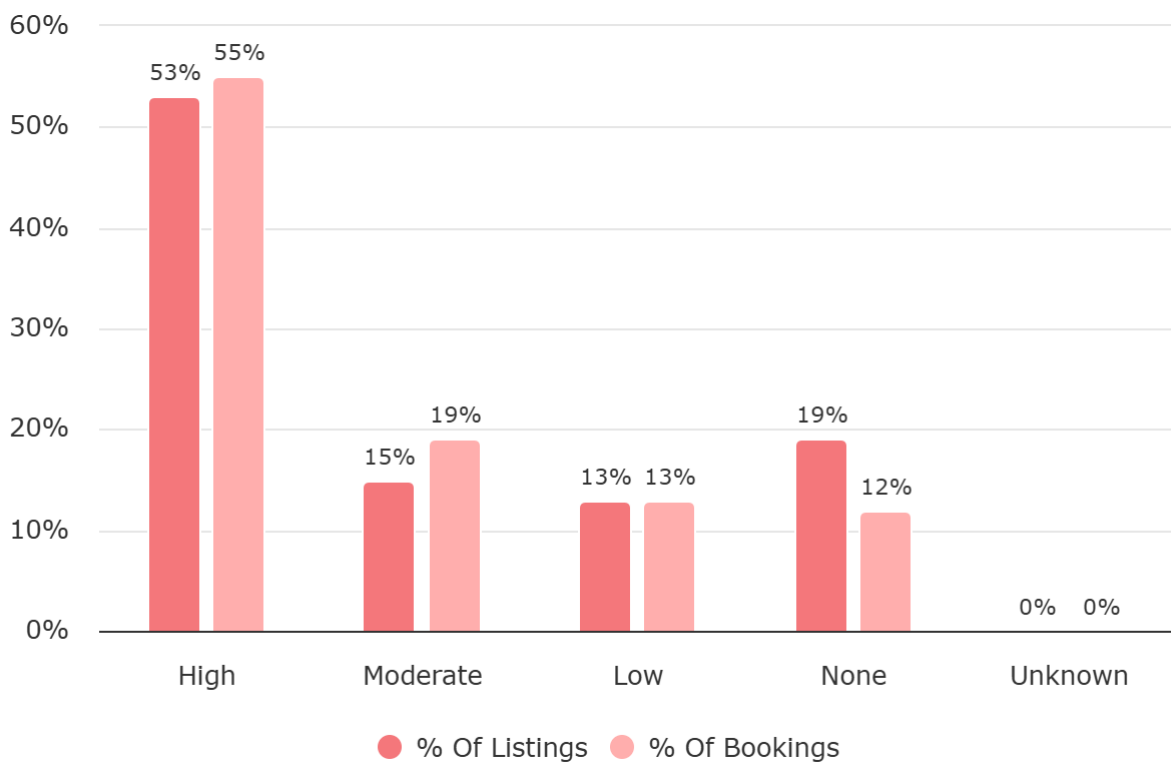
Operational Intelligence

Market Fee Type



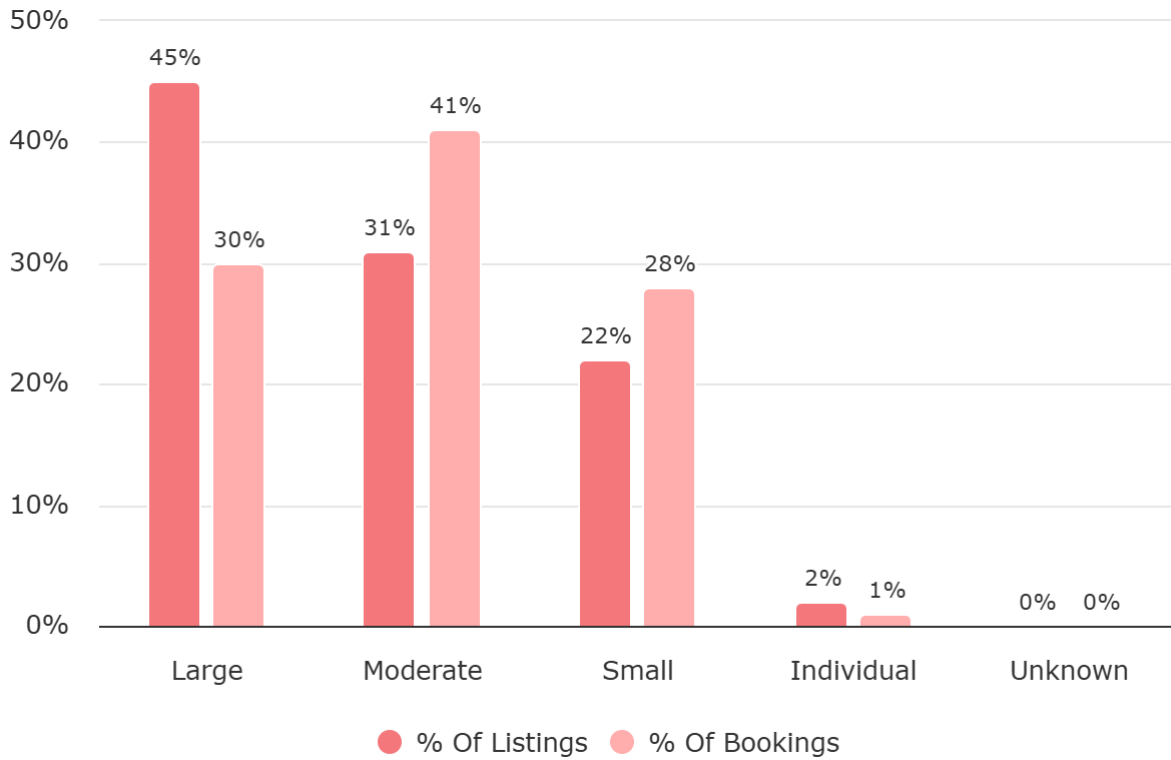
Operational Intelligence

Dynamic Pricing



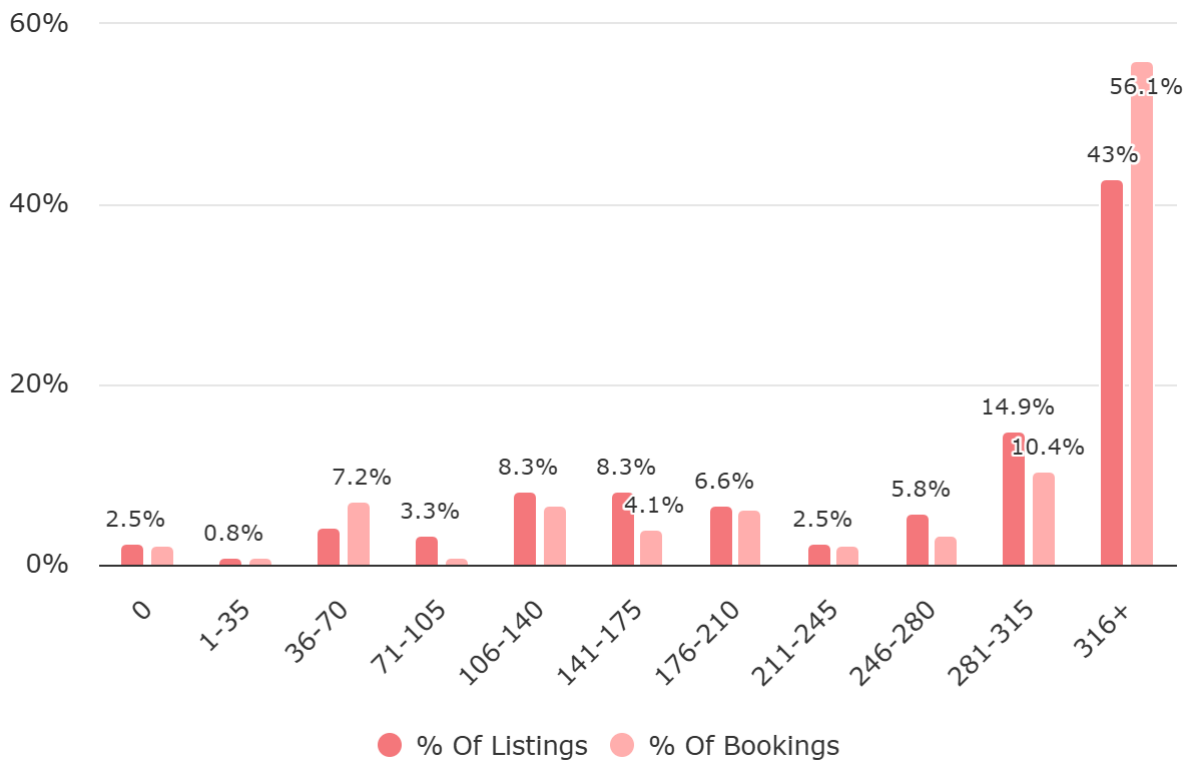
Operational Intelligence

Professionally Managed



Operational Intelligence

Available Days





Market Report for:

Lake Tekapo 2BR Market Report

Airbnb: 2BR COMPSET LAKE TEKAPO

Created Date

Aug 10, 2026

Estimated Rental Revenue	RevPAR	Estimated Occupancy %
\$123.61K	\$397	88

Ohana Property

gwyneth@ohanaproperty.com

KPIs

Key Perfomance Indicators

Estimated Rental Revenue

\$123.61K
↑ \$30.44K VS STLY

Available Listings

96
↑ 19 VS STLY

RevPAR

\$397
↑ \$95 VS STLY

ADR (Average Daily Rate)

\$450
↑ \$89 VS STLY

Booking Window

49
↑ 9 VS STLY

Bookings

15.48K
↑ 4.18K VS STLY

Estimated Occupancy %

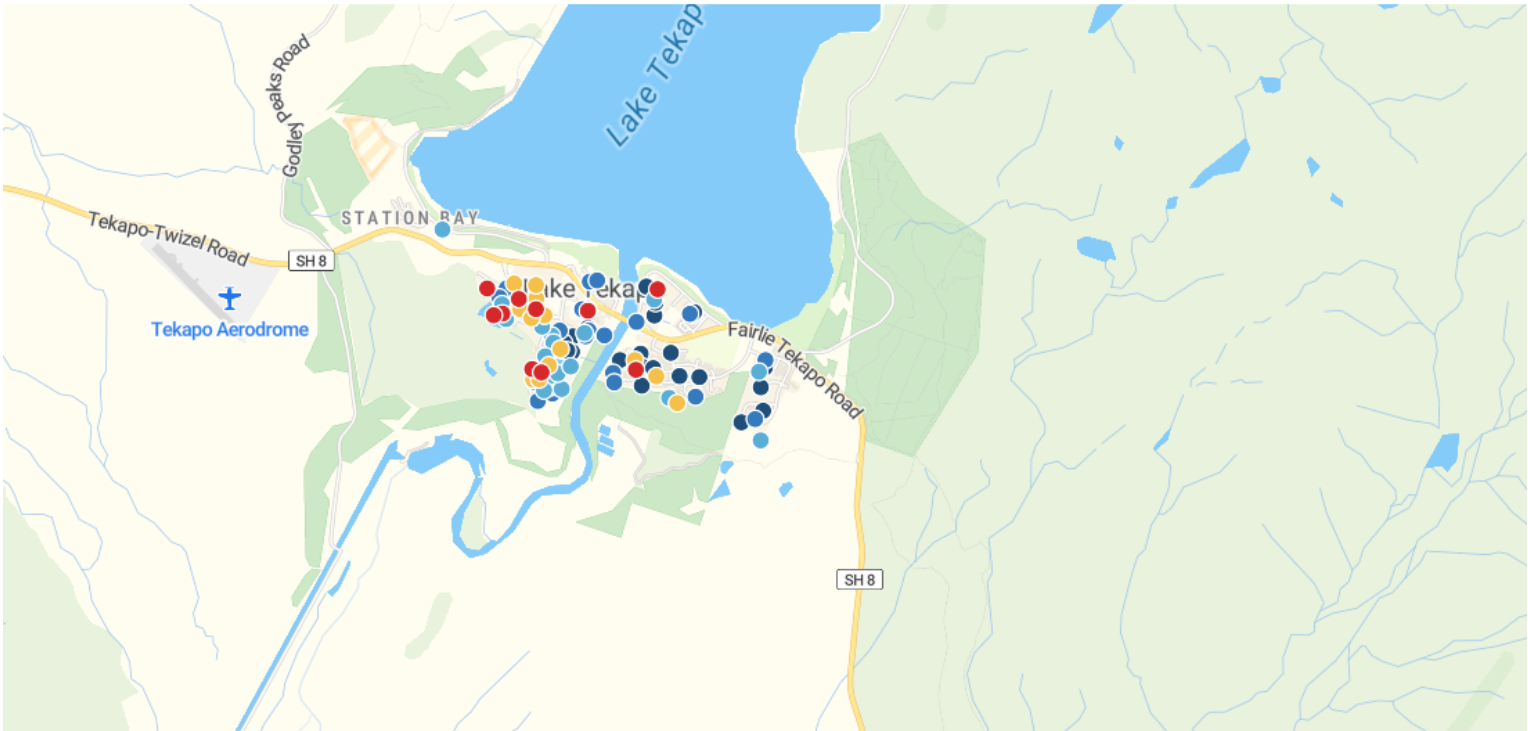
88
↑ 4 VS STLY

Length of Stay

1
-

Listing Map

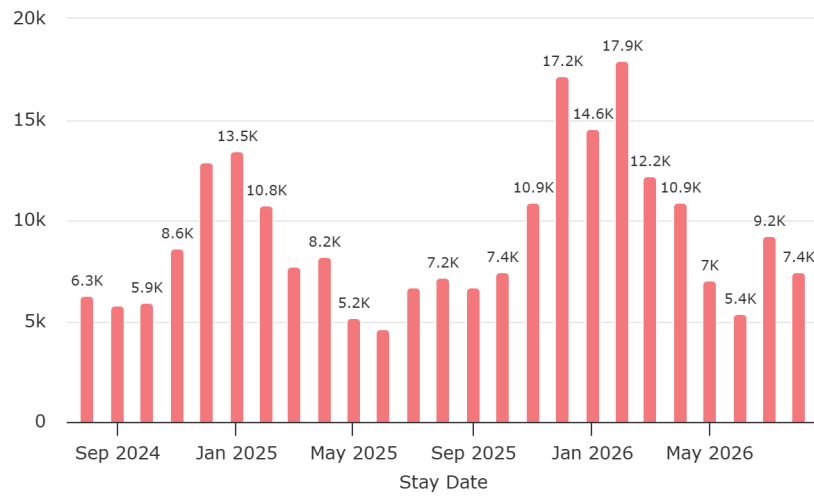
Location Map of Selected Listings



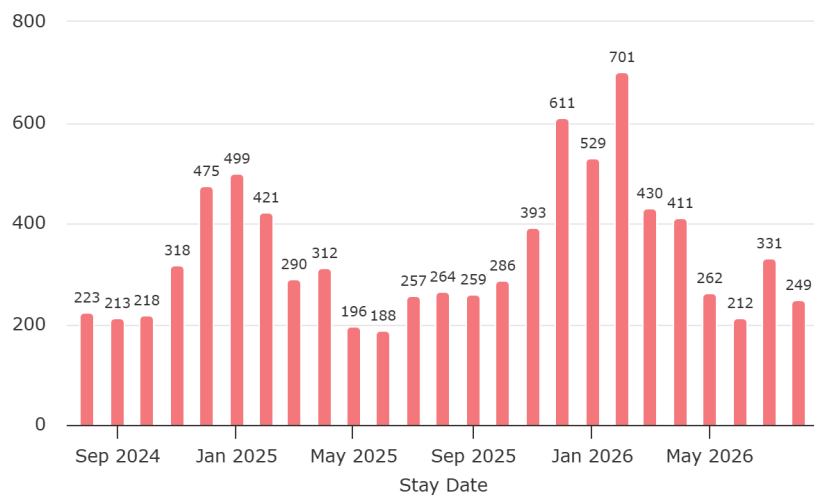
Market Summary

Market History

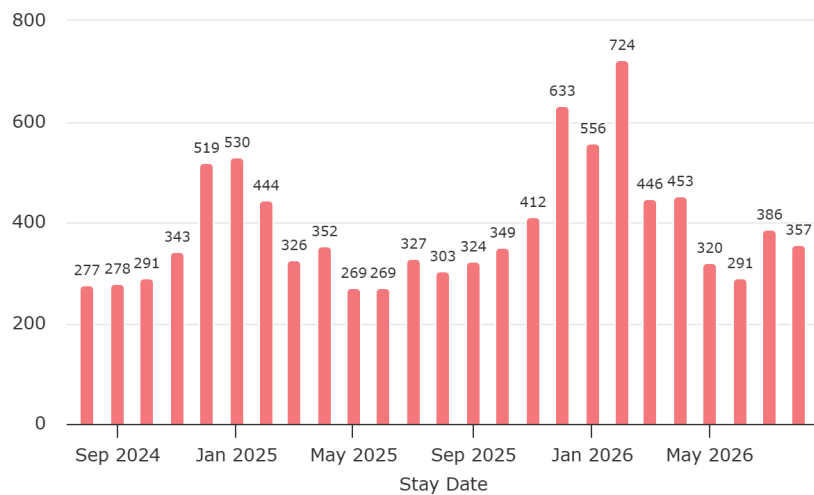
Estimated Avg. Rental Revenue



Avg. RevPAR

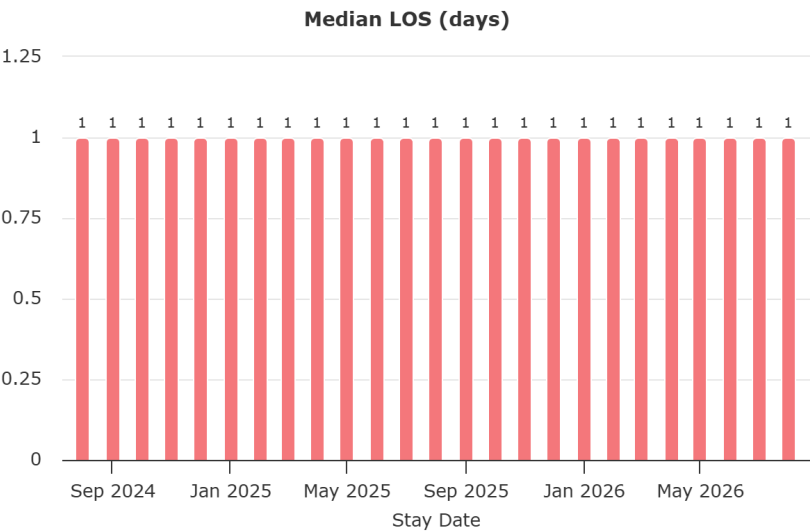
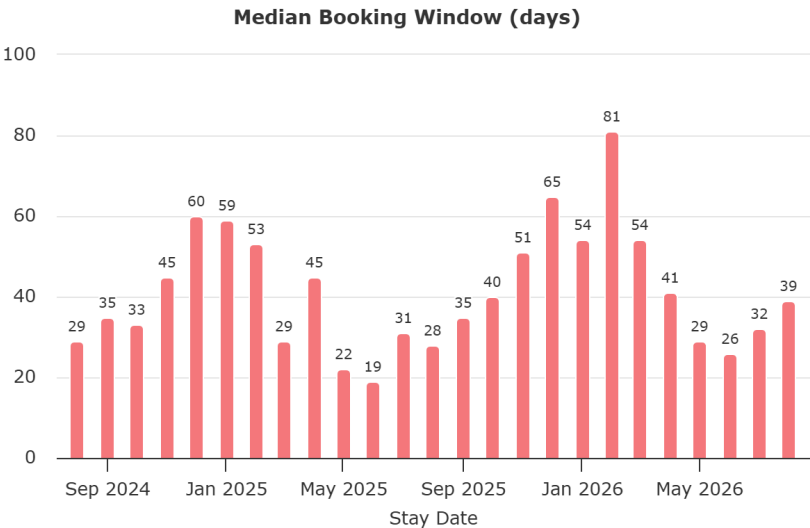
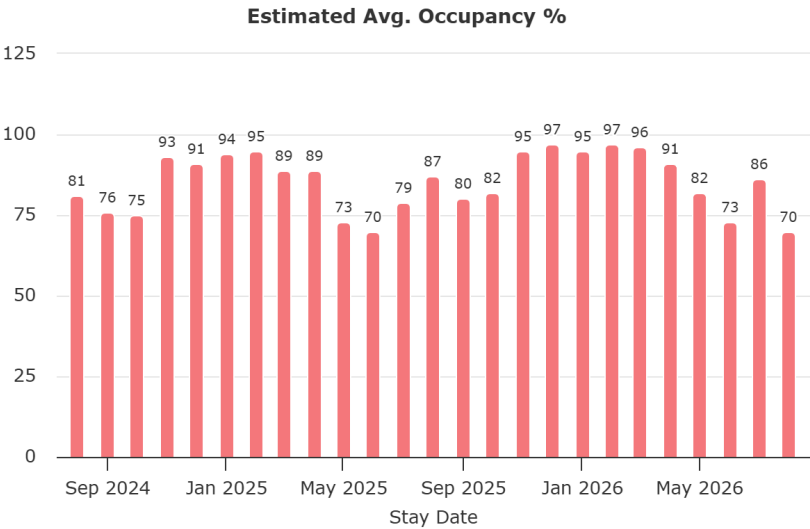


Avg. ADR



Market Summary

Market History



Market Summary

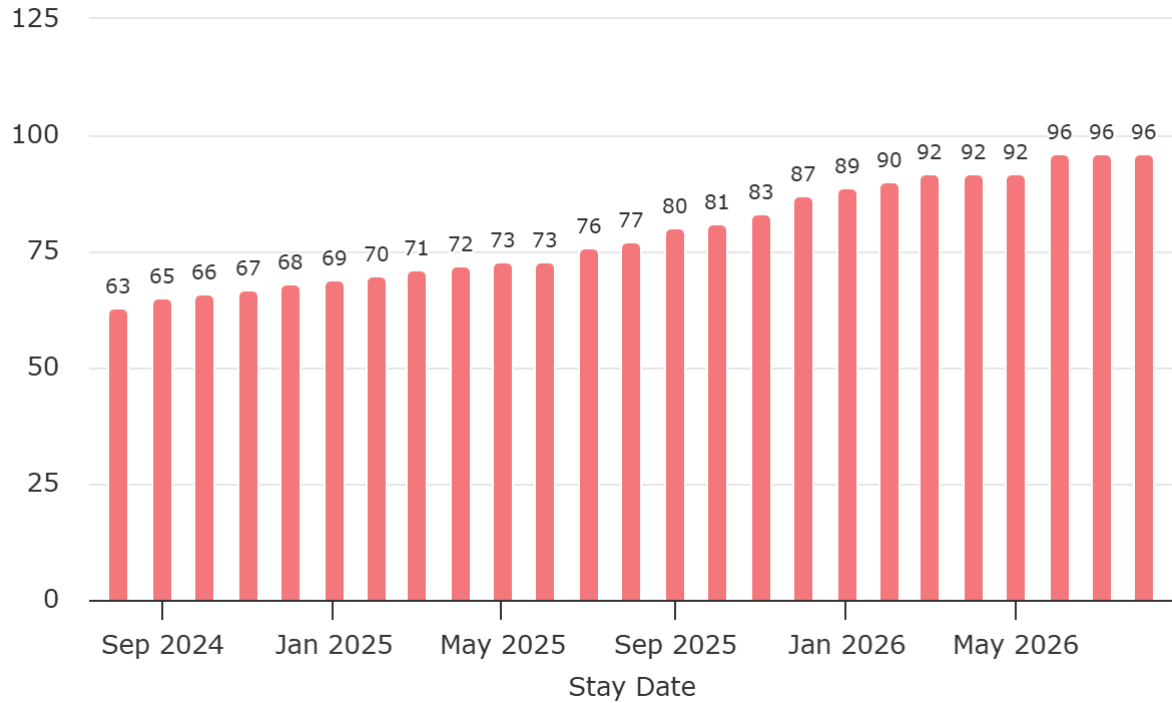
Summary Table

Category	Active Listings	Median Listed Price	Median Booked Nightly Price	Median Booked Weekly Price	Median Booked Monthly Price	Median LOS	Median Booking Window
2BR COMPSET LAKE TEKAPO	96	458	406	350	302	1	49
2 BR	96	458	406	350	302	1	49

Market Summary

Market Supply

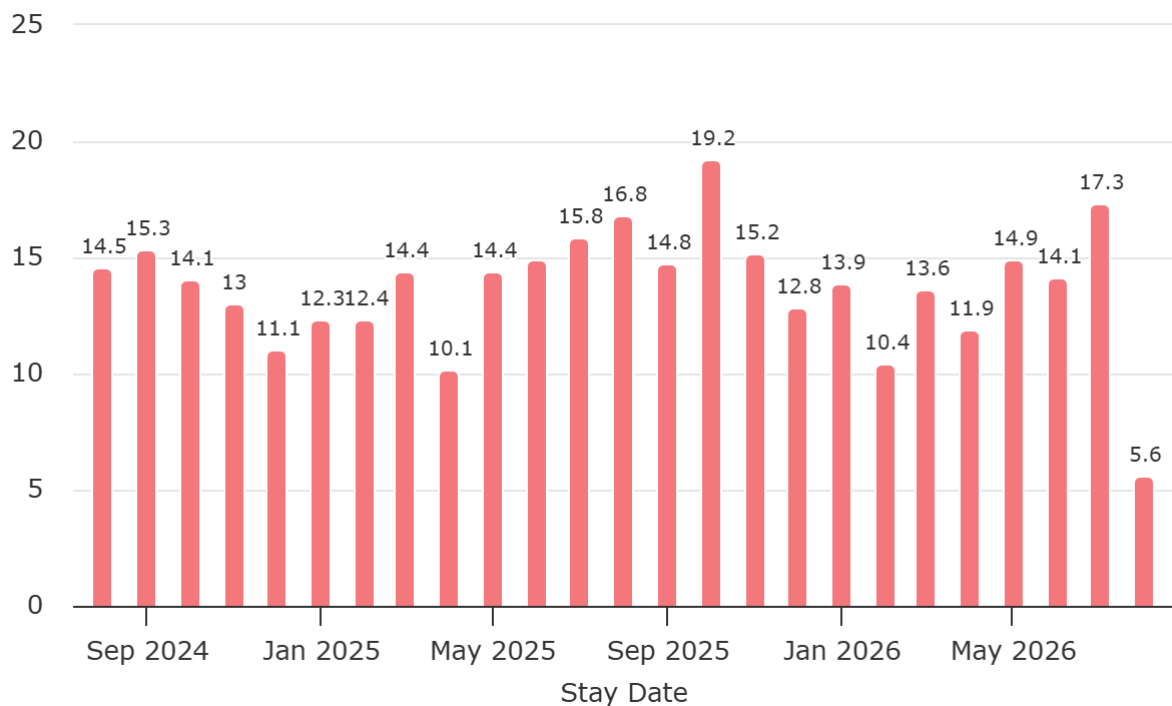
Active Listings



Market Summary

Market Demand

Average Bookings per Listing



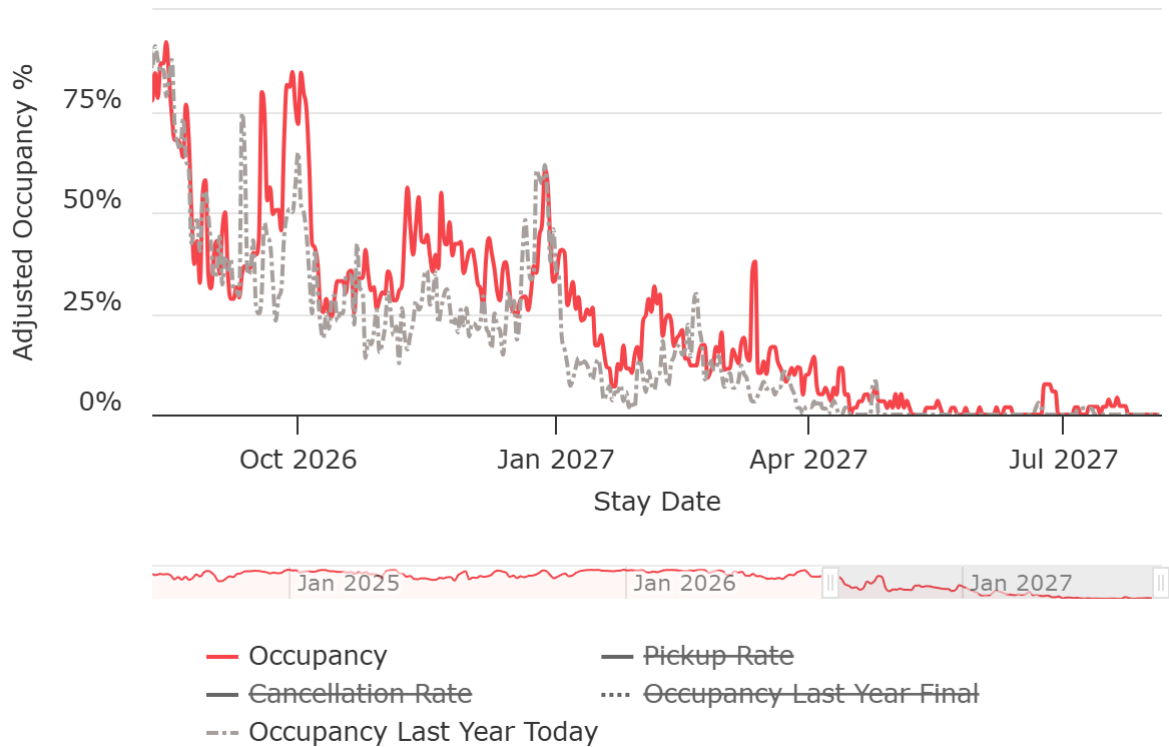
Price and Occupancy Trends

Key Future Dates

-  Sep 29, 2026 to Oct 03, 2026 is seeing a 35.8 % increase in occupancy compared to surrounding dates
-  Sep 18, 2026 to Sep 19, 2026 is seeing a 31.0 % increase in occupancy compared to surrounding dates
-  Dec 28, 2026 to Dec 29, 2026 is seeing a 28.0 % increase in occupancy compared to surrounding dates
-  Mar 12, 2027 to Mar 13, 2027 is seeing a 20.7 % increase in occupancy compared to surrounding dates
-  Nov 12, 2026 to Nov 13, 2026 is seeing a 16.7 % increase in occupancy compared to surrounding dates

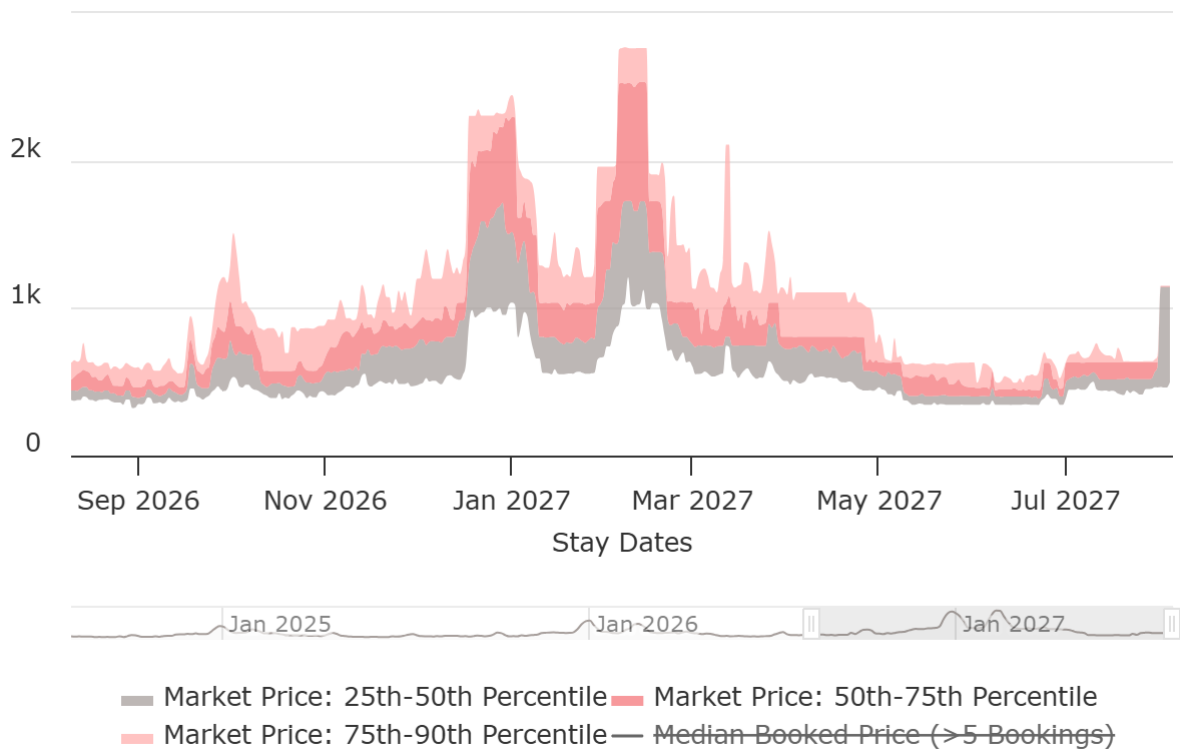
Price and Occupancy Trends

Future Occupancy, Bookings and Cancellations



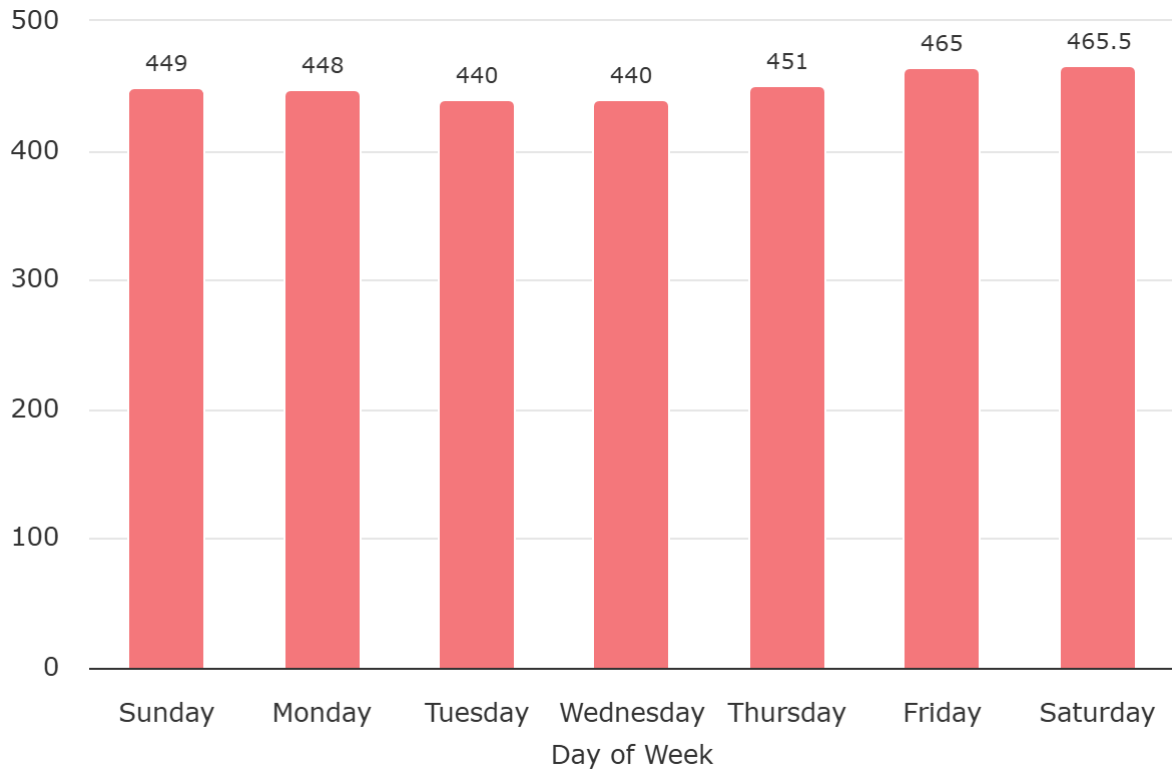
Price and Occupancy Trends

Future Prices



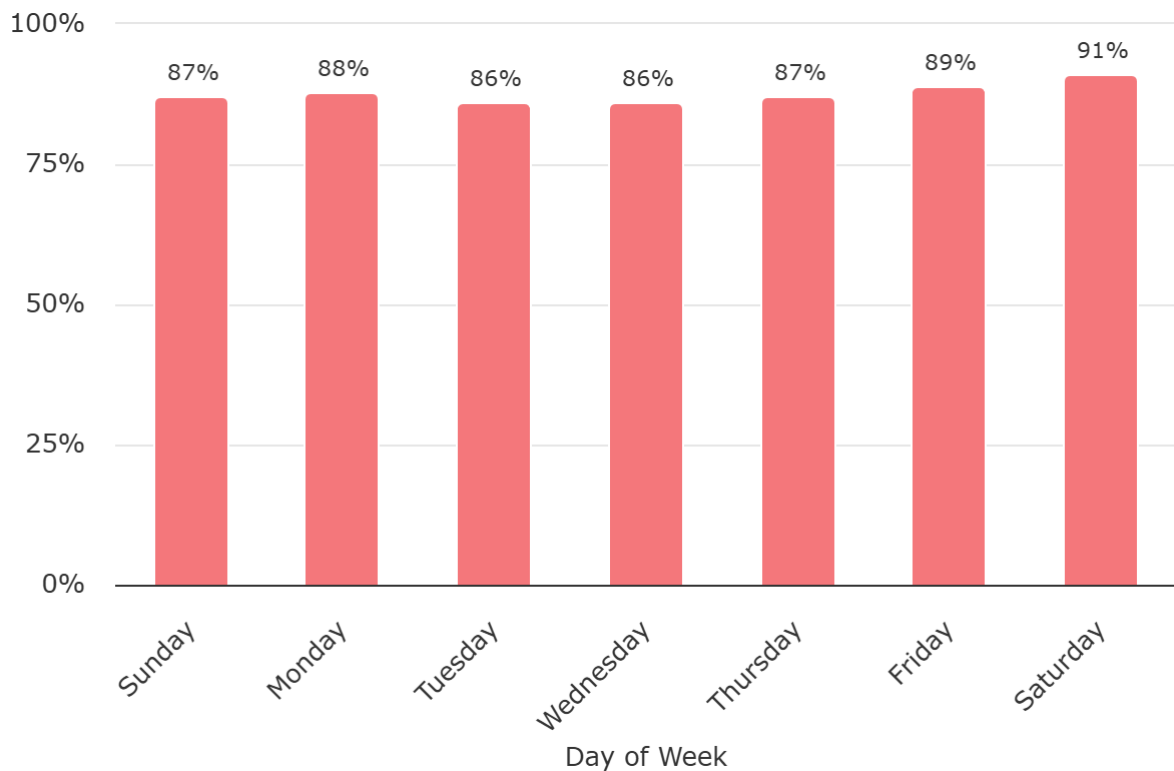
Price and Occupancy Trends

Day of Week Price Factor



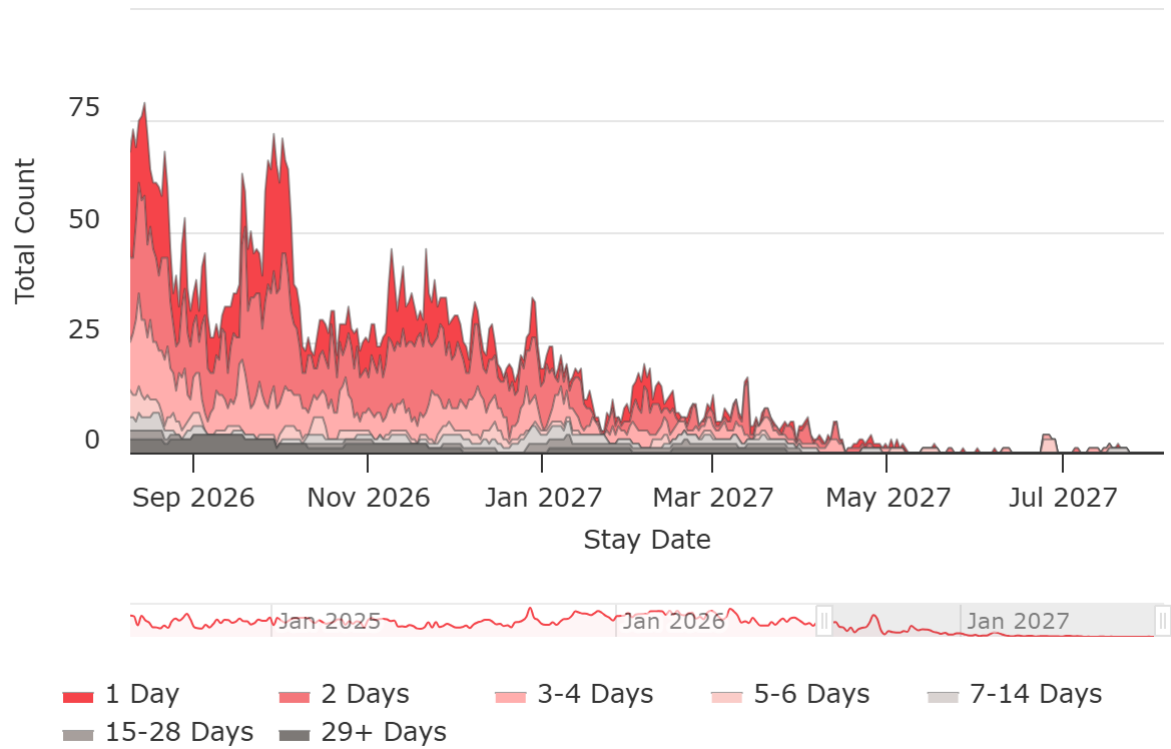
Price and Occupancy Trends

Day of Week Occupancy



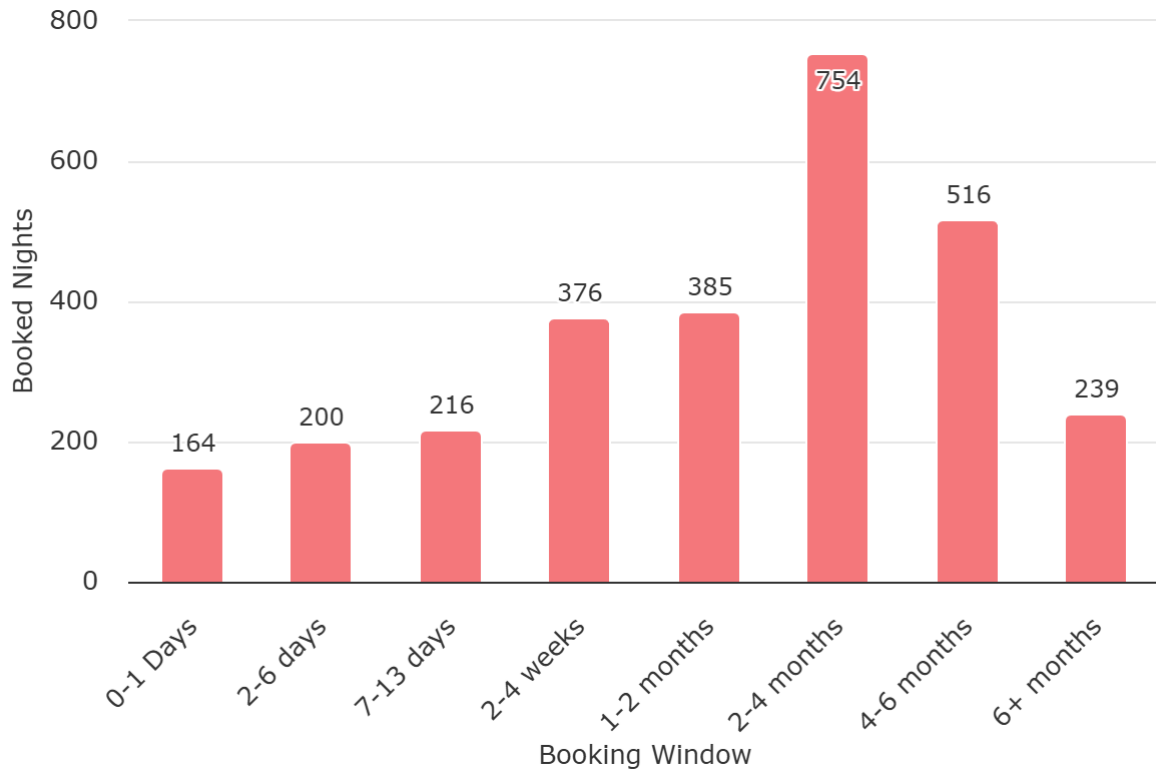
Length of Stay and Booking Window Trends

Length of Stay by Stay Date



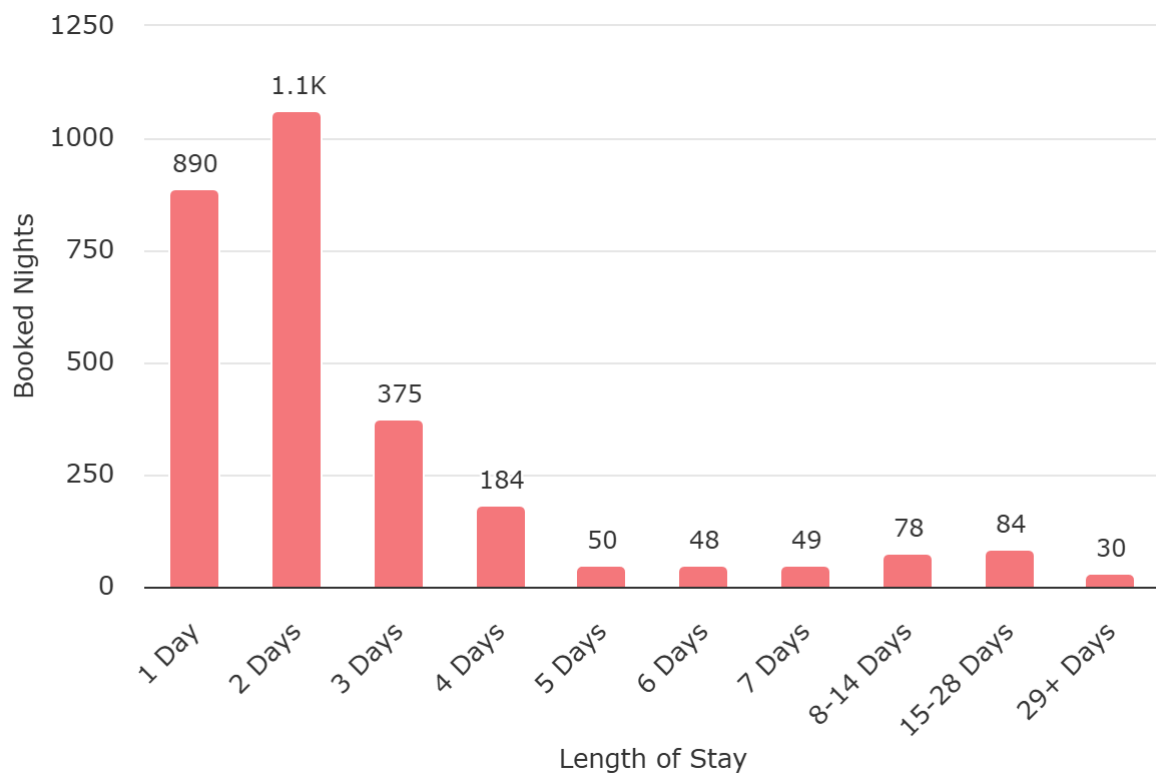
Length of Stay and Booking Window Trends

Booking Window for Recent Bookings



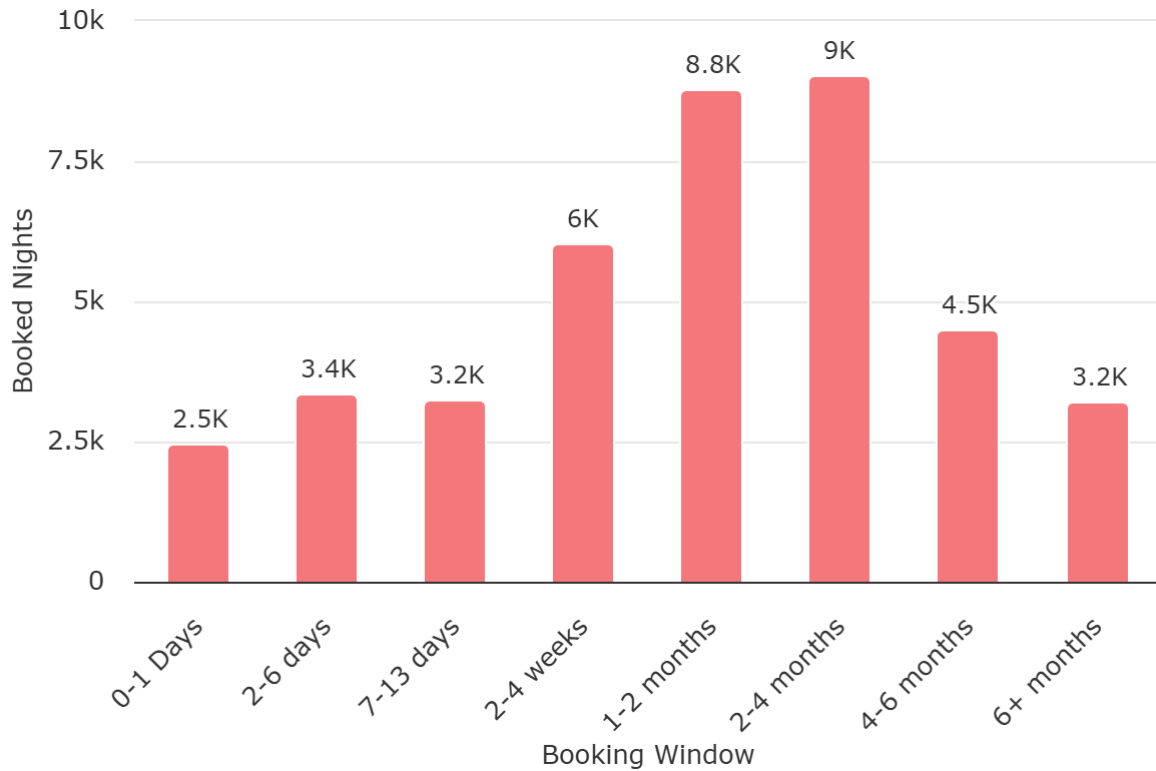
Length of Stay and Booking Window Trends

Length of Stay for Recent Bookings



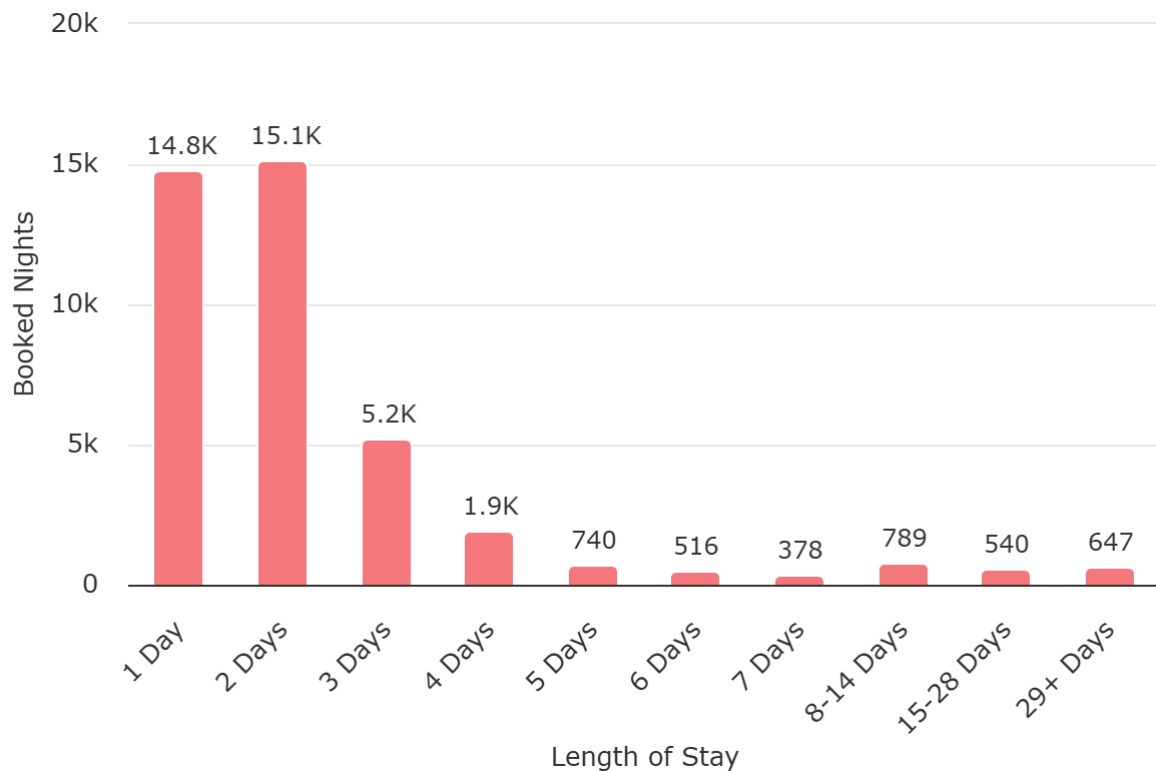
Length of Stay and Booking Window Trends

Booking Window for Stay Months



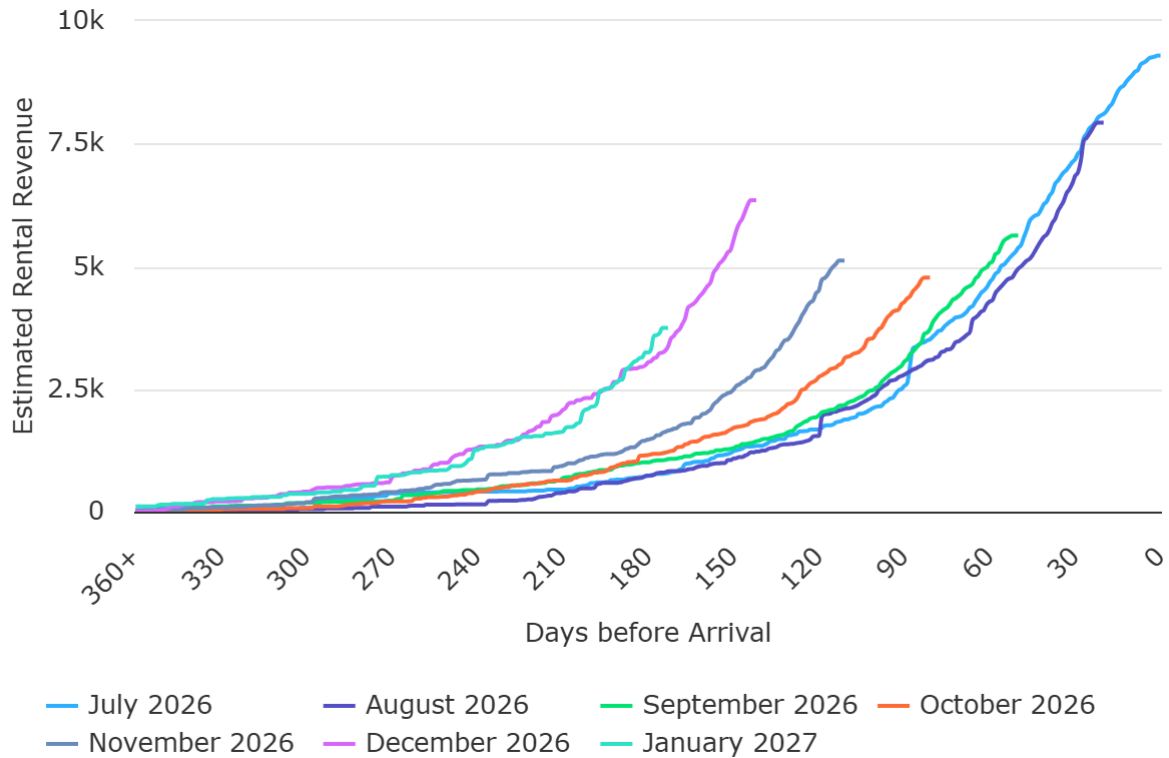
Length of Stay and Booking Window Trends

Length of Stay for Stay Months



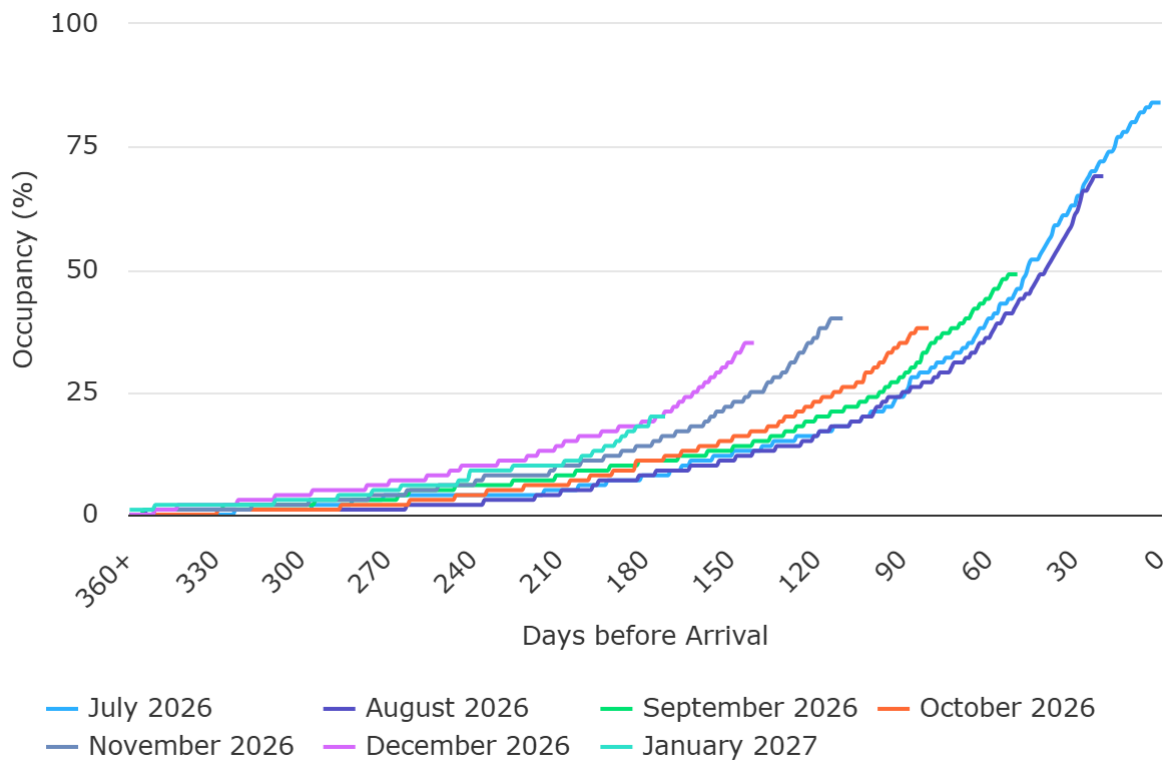
Booking Curves

Estimated Rental Revenue



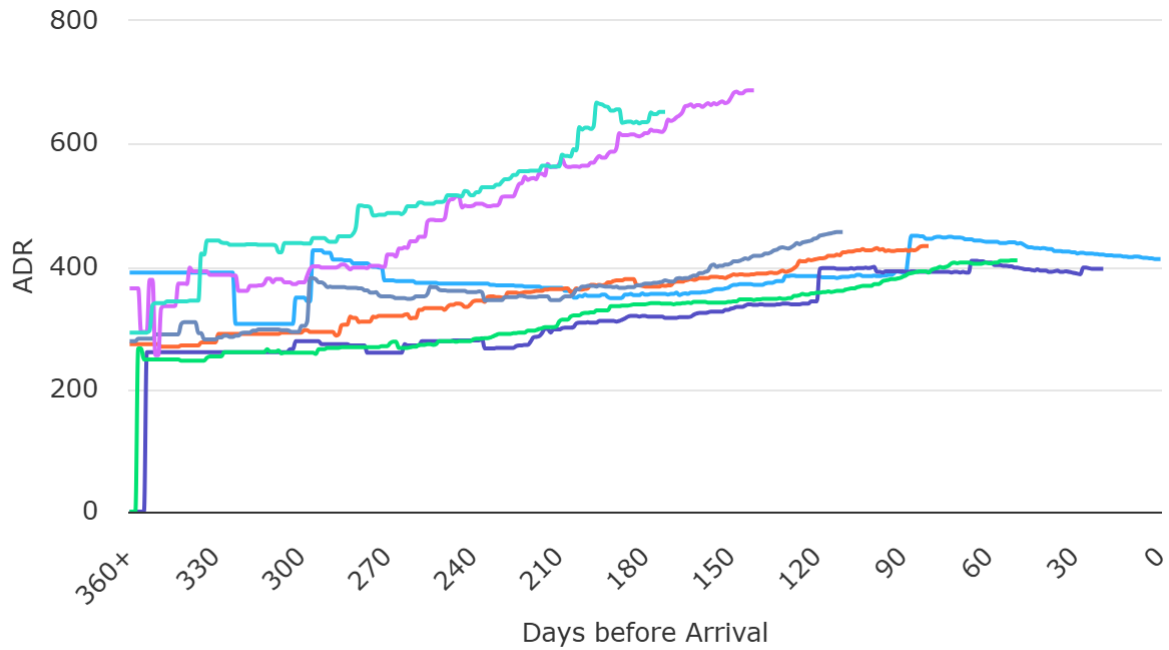
Booking Curves

Occupancy



Booking Curves

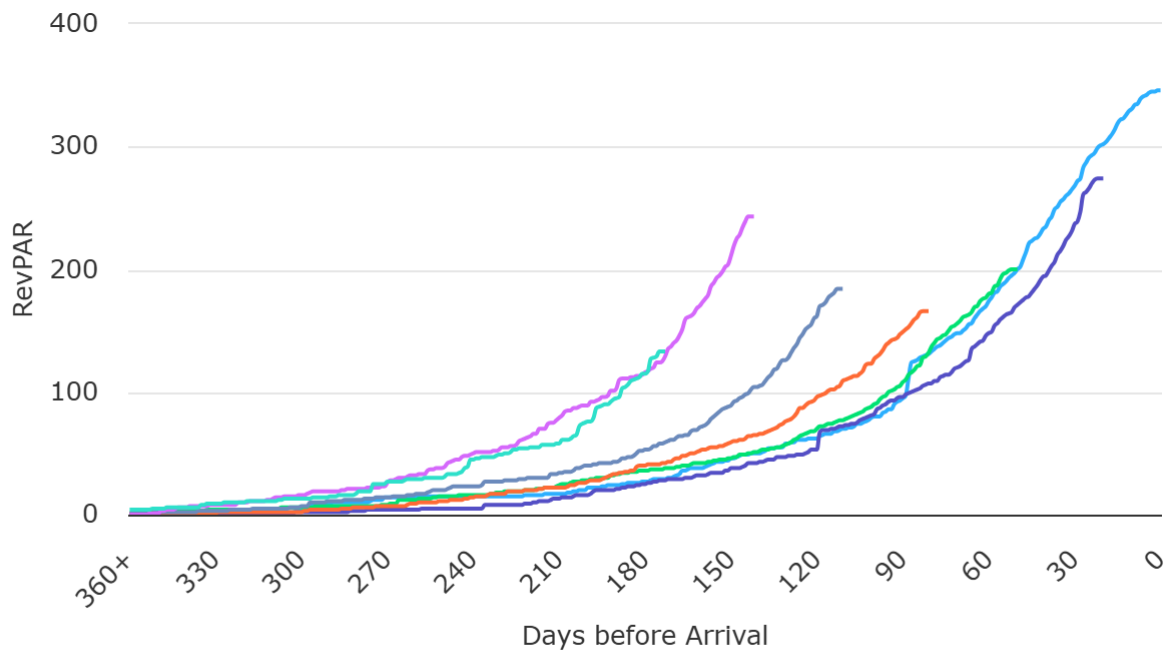
ADR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

Booking Curves

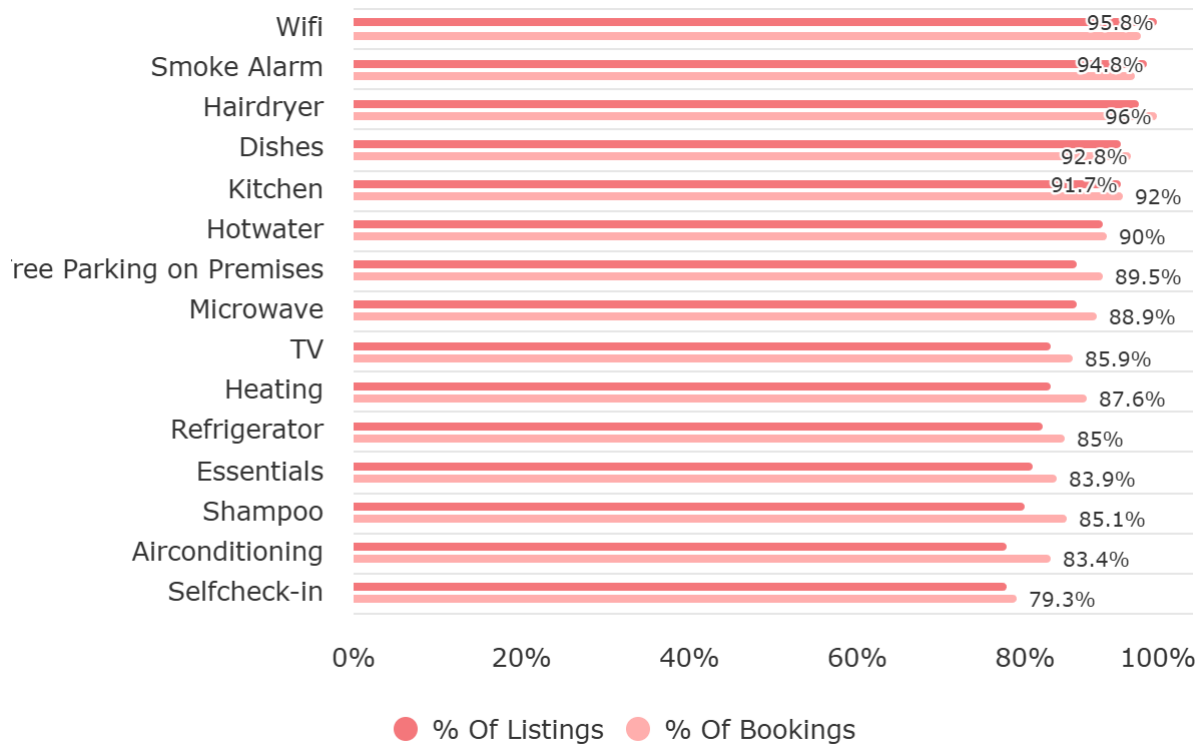
RevPAR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

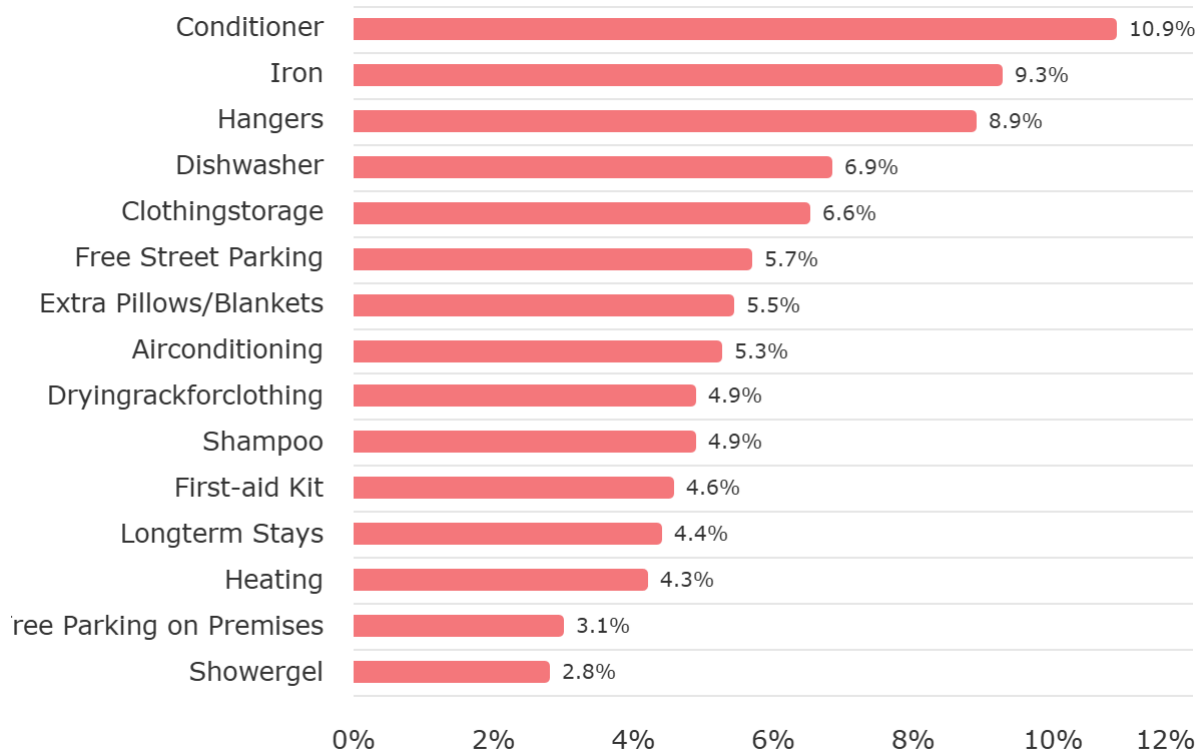
Amenities

Common Amenities



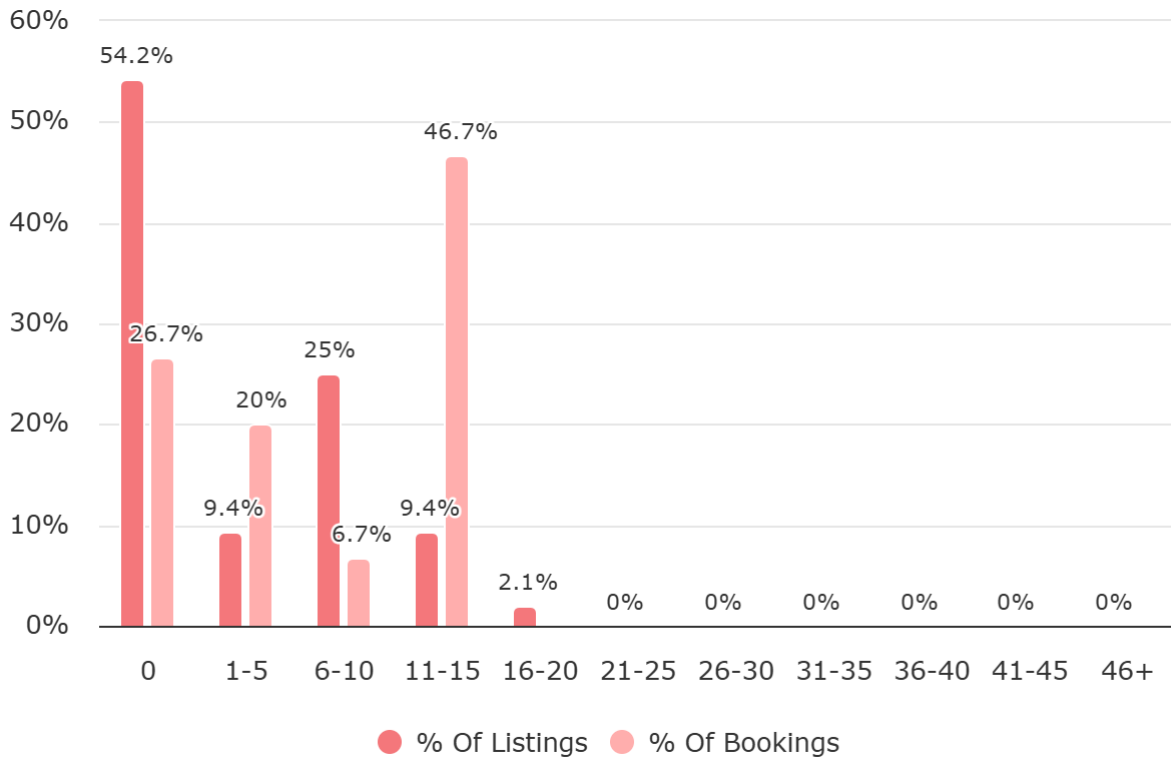
Amenities

Desired Amenities



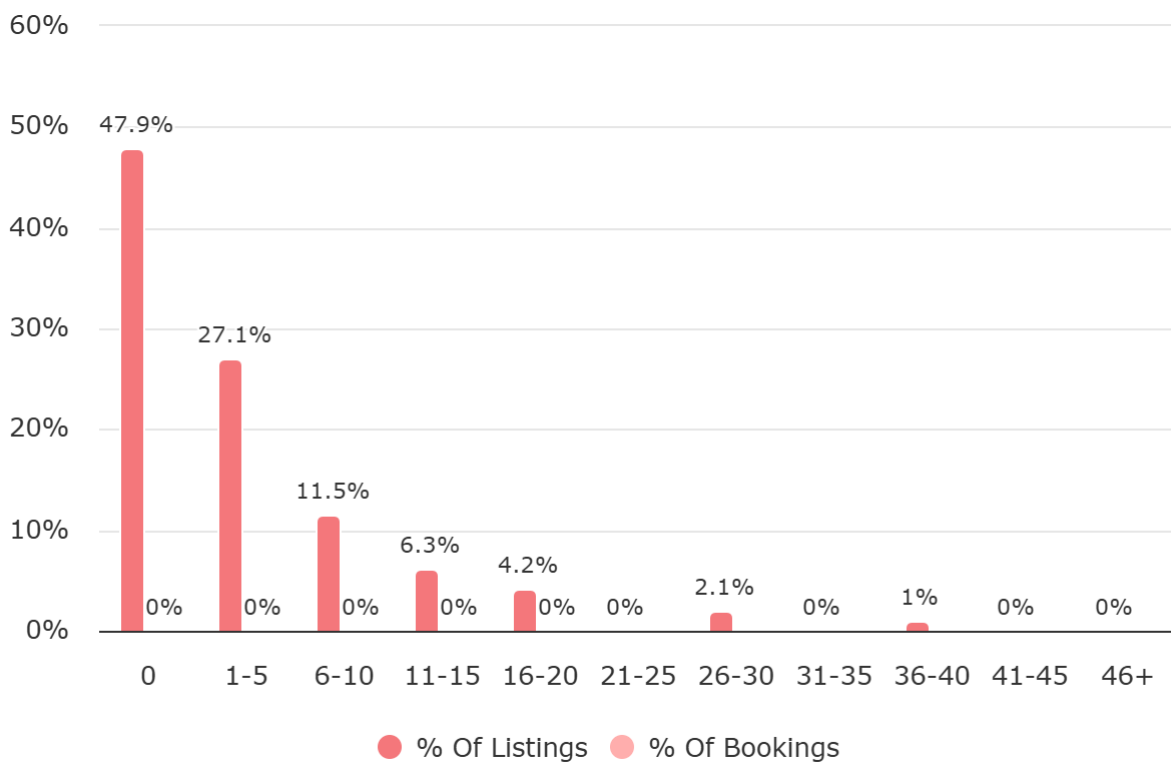
Policies and Fees

Weekly Discounts



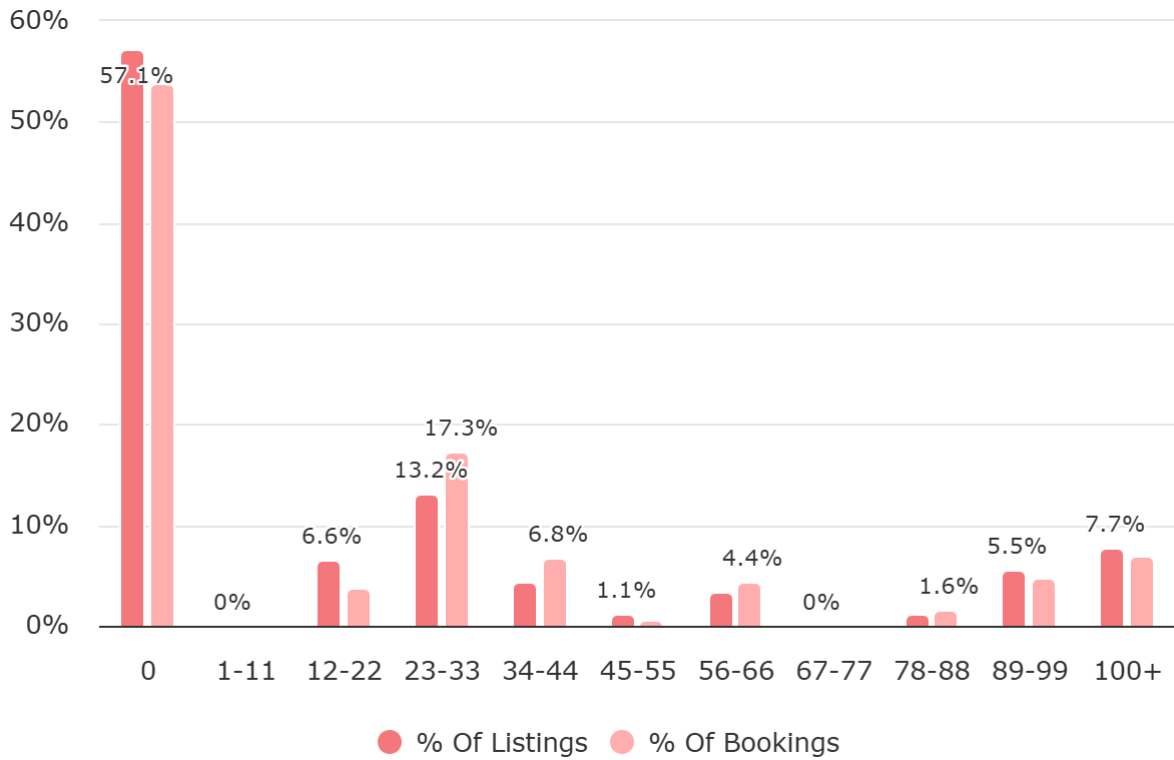
Policies and Fees

Monthly Discounts



Policies and Fees

Cleaning Fees



Policies and Fees

Cancellation Policies



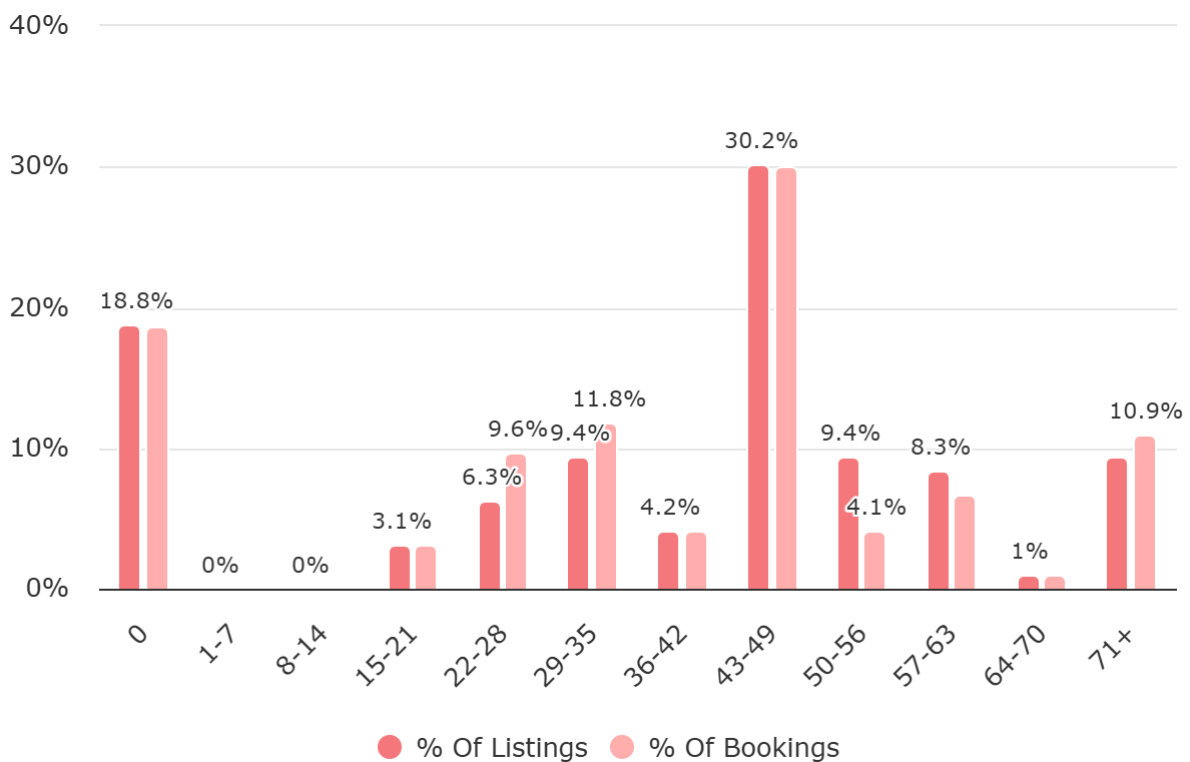
Policies and Fees

Max Number of Guests



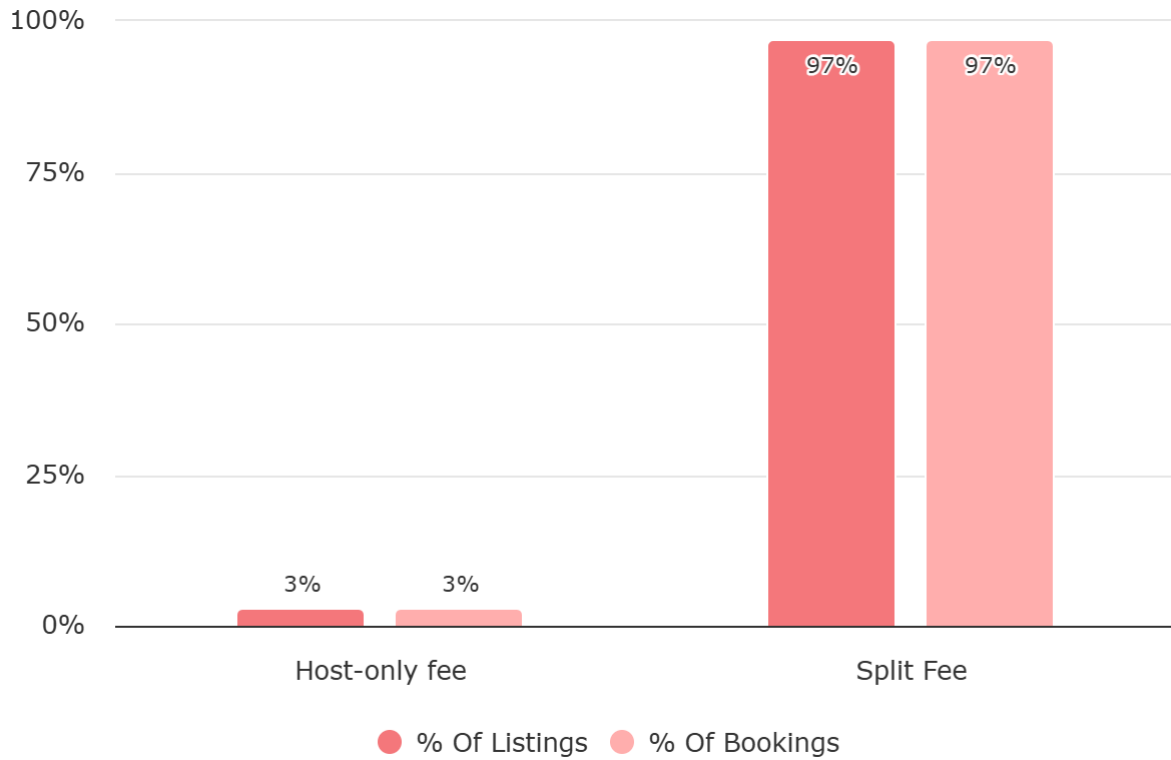
Policies and Fees

Extra Person Fees



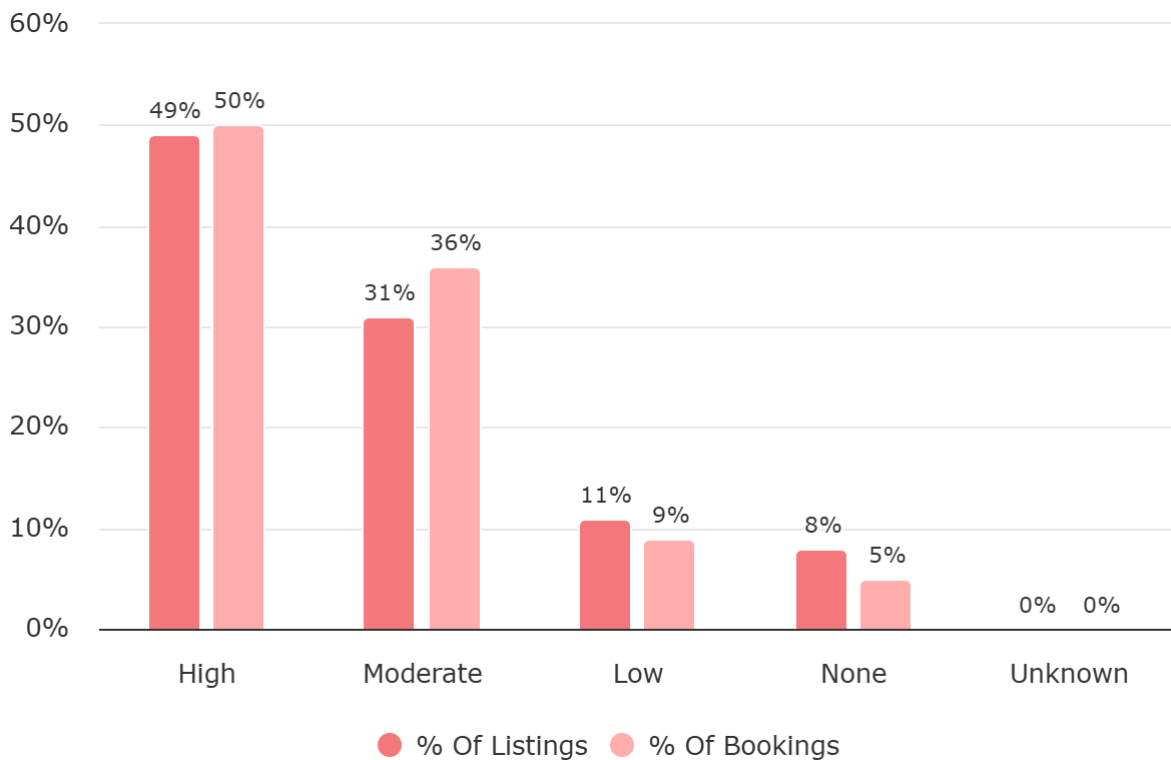
Operational Intelligence

Market Fee Type



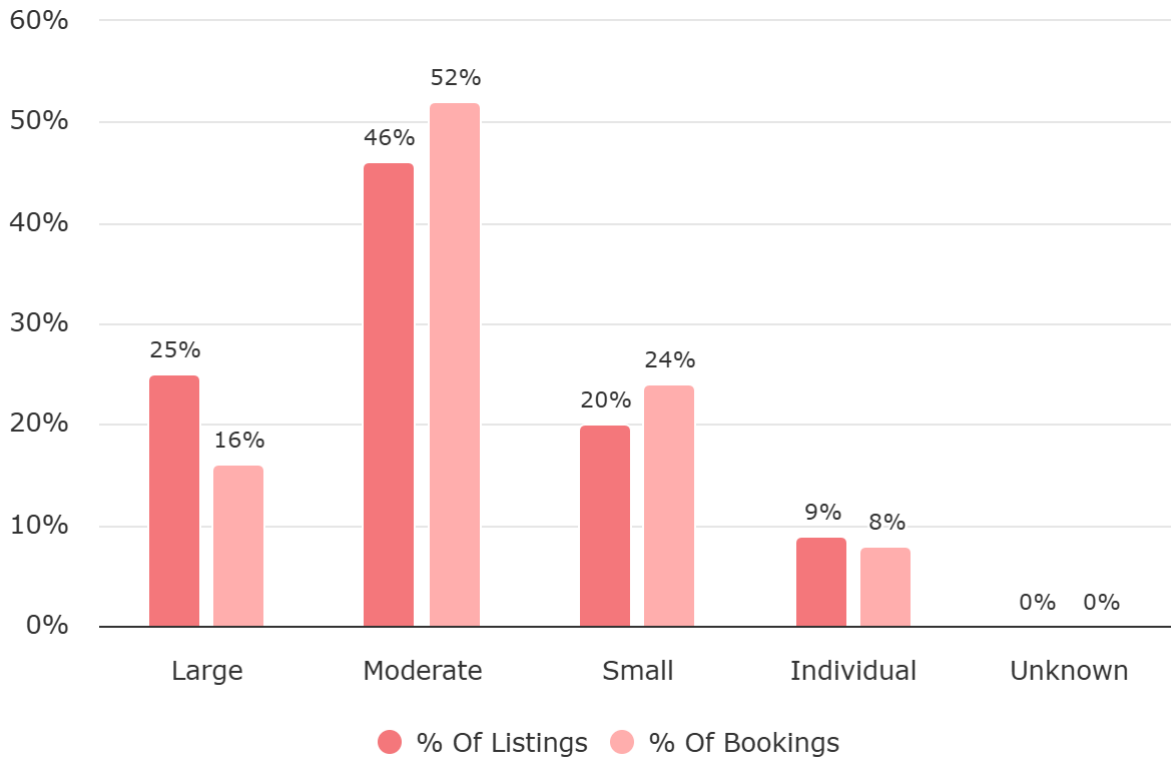
Operational Intelligence

Dynamic Pricing



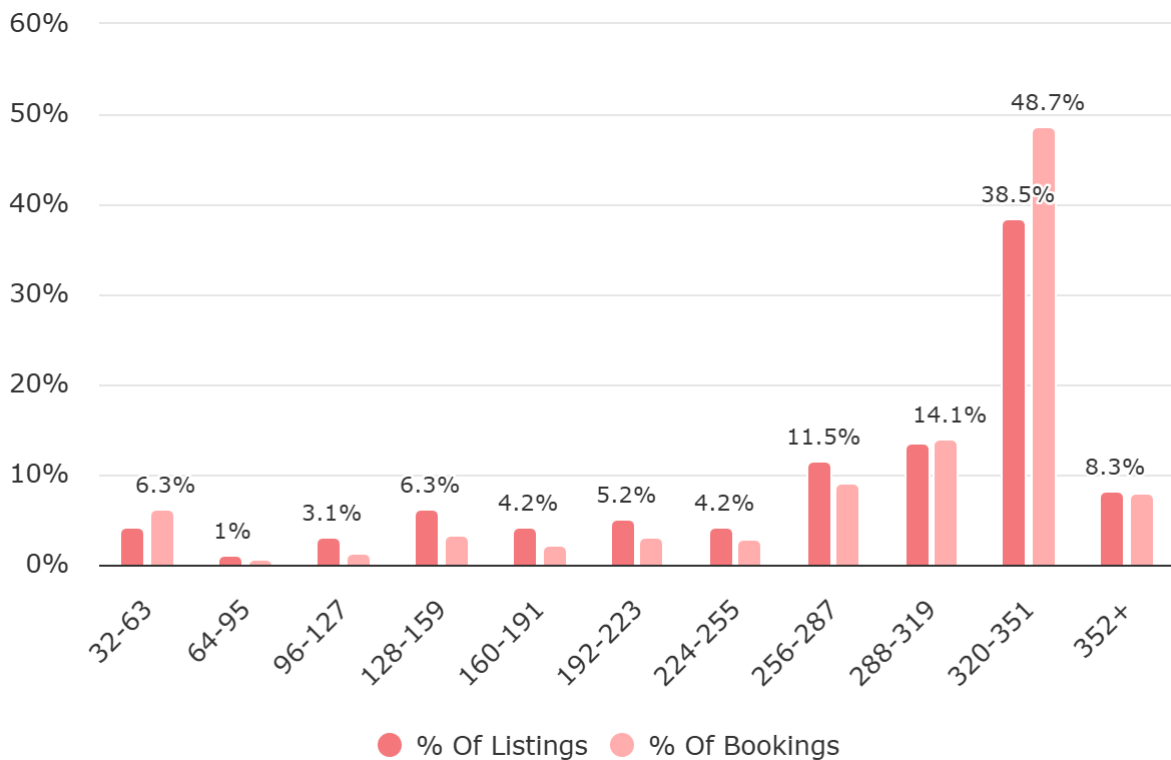
Operational Intelligence

Professionally Managed



Operational Intelligence

Available Days





Market Report for:

Lake Tekapo 3BR Market Report

Airbnb: 3BR COMPSET LAKE TEKAPO

Created Date

Aug 10, 2026

Estimated Rental Revenue

\$129.68K

RevPAR

\$433

Estimated Occupancy %

84

Ohana Property

gwyneth@ohanaproperty.com

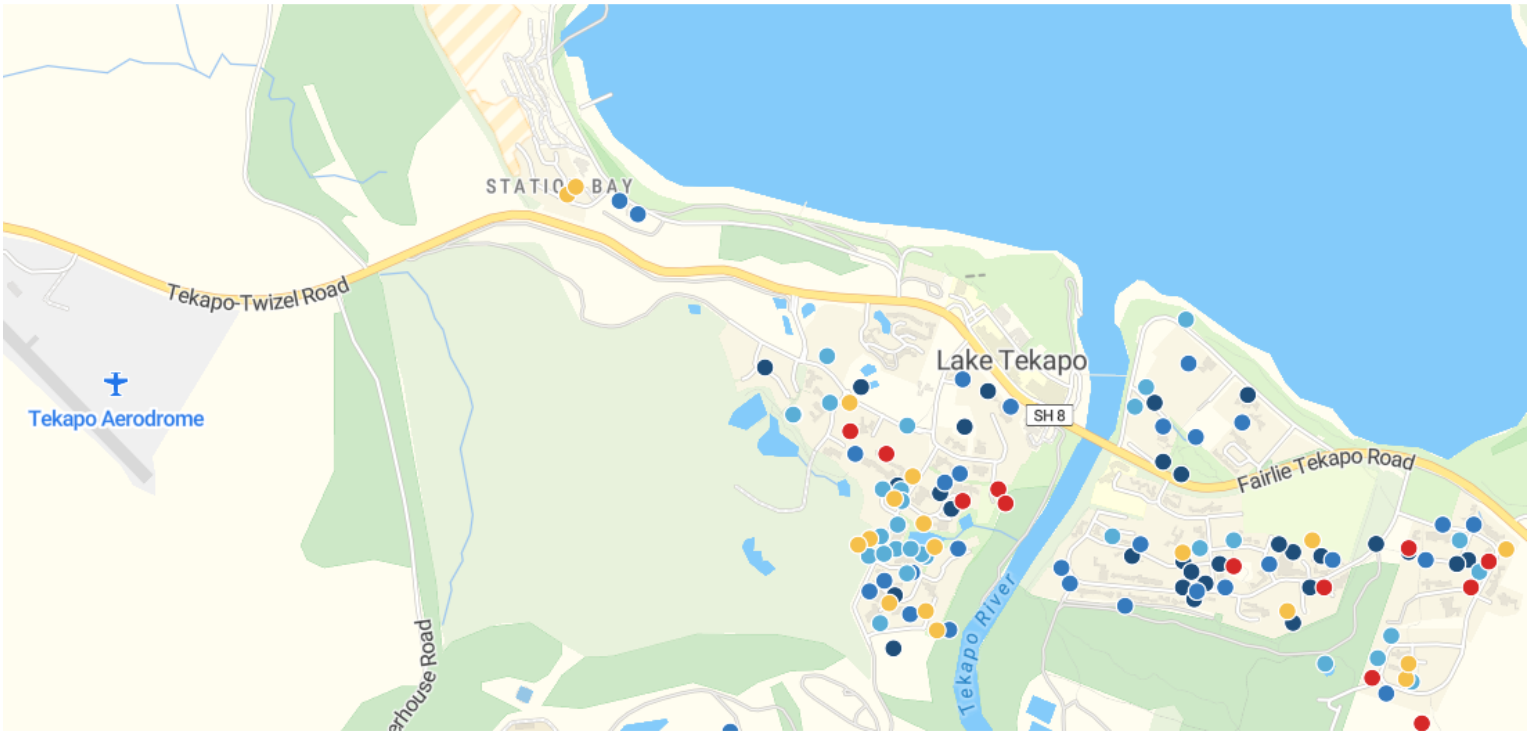
KPIs

Key Performance Indicators

Estimated Rental Revenue \$129.68K ↑ \$26.45K VS STLY	Available Listings 120 ↑ 34 VS STLY	RevPAR \$433 ↑ \$108 VS STLY	ADR (Average Daily Rate) \$517 ↑ \$105 VS STLY
Booking Window 52 ↑ 5 VS STLY	Bookings 15.90K ↑ 4.36K VS STLY	Estimated Occupancy % 84 ↑ 5 VS STLY	Length of Stay 2 -

Listing Map

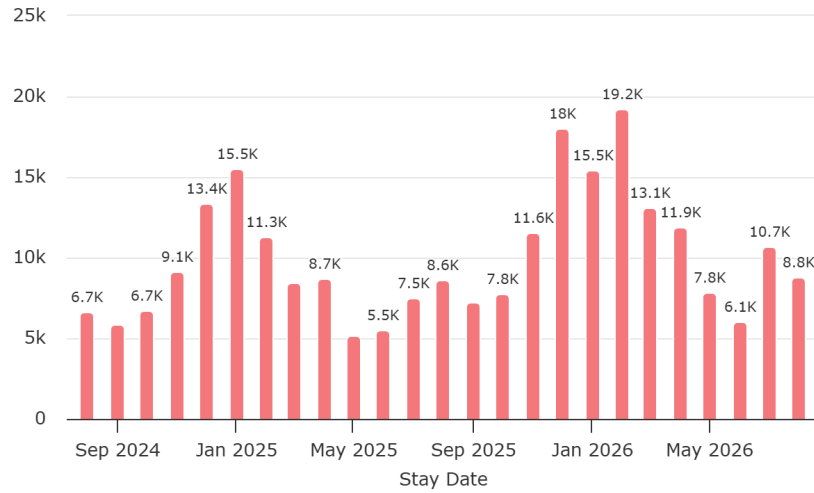
Location Map of Selected Listings



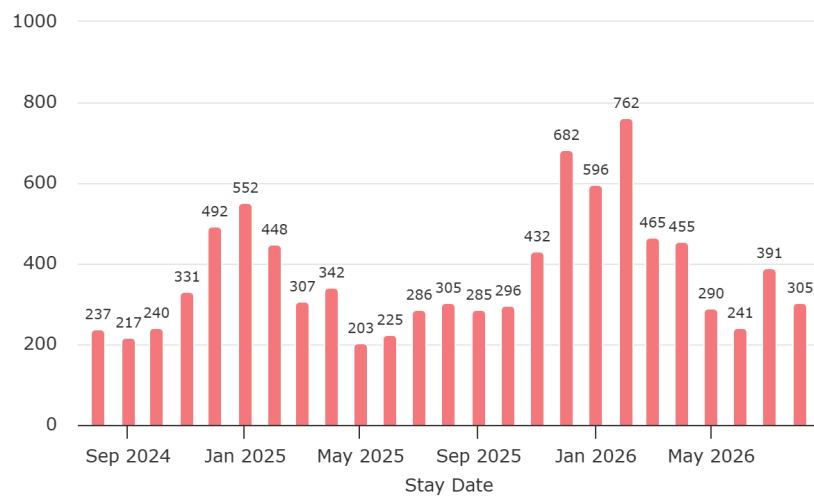
Market Summary

Market History

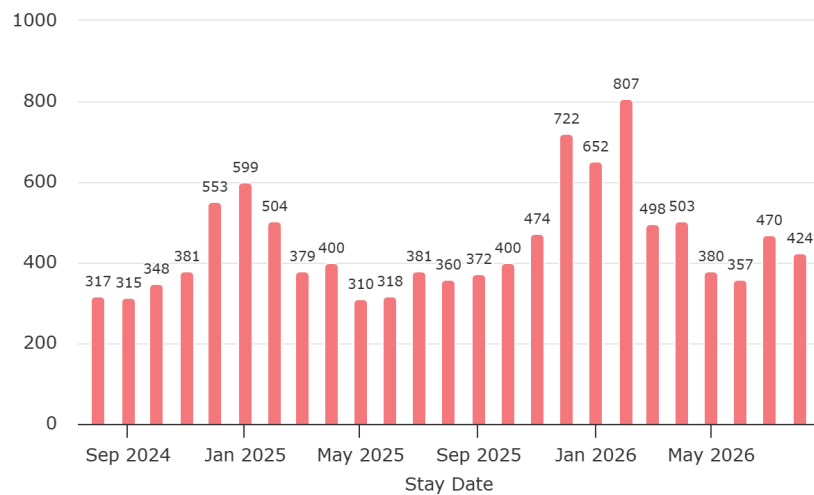
Estimated Avg. Rental Revenue



Avg. RevPAR



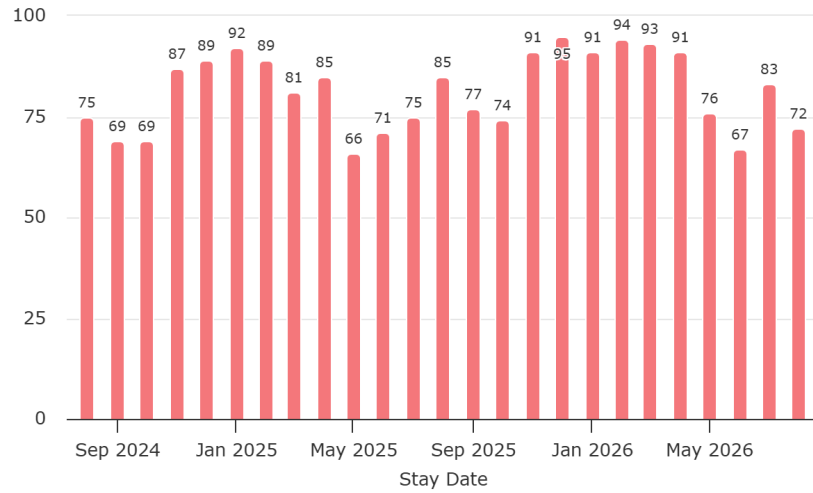
Avg. ADR



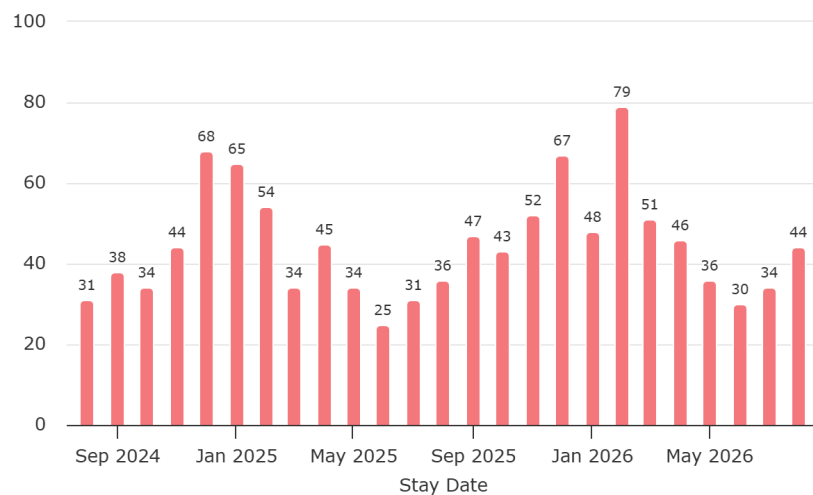
Market Summary

Market History

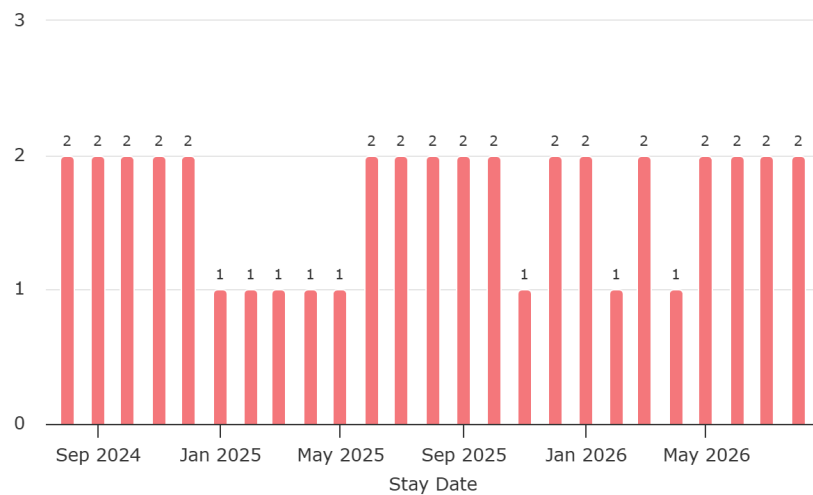
Estimated Avg. Occupancy %



Median Booking Window (days)



Median LOS (days)



Market Summary

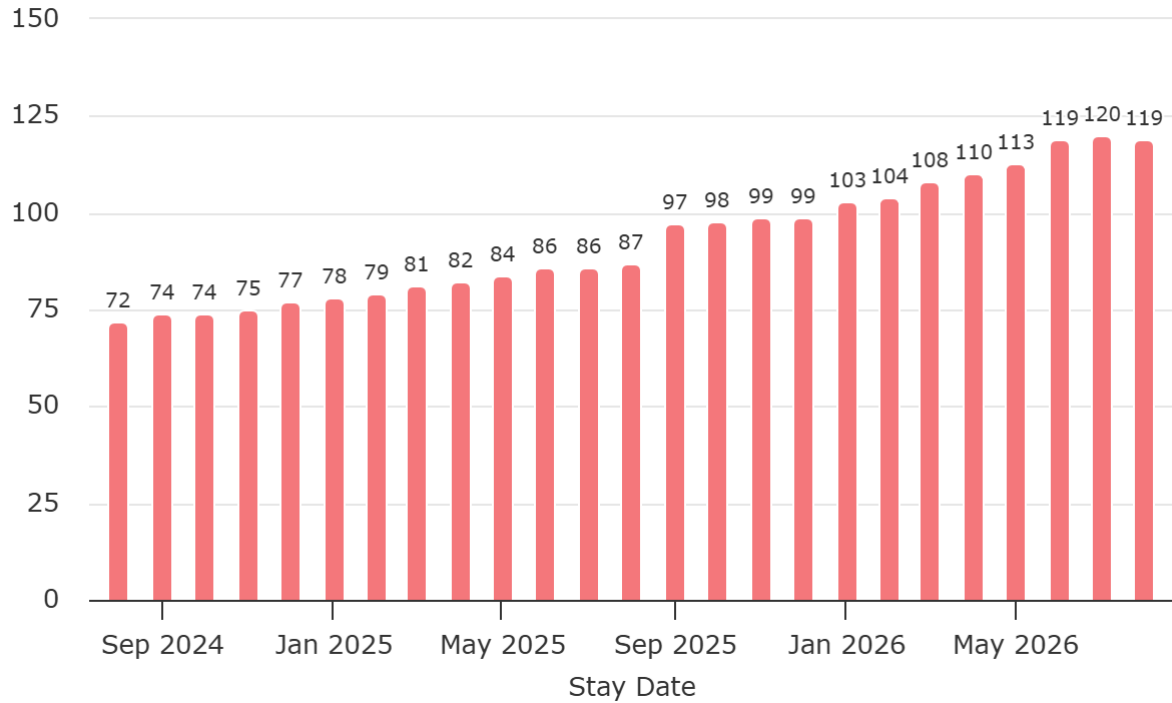
Summary Table

Category	Active Listings	Median Listed Price	Median Booked Nightly Price	Median Booked Weekly Price	Median Booked Monthly Price	Median LOS	Median Booking Window
3BR COMPSET LAKE TEKAPO	120	532	490	400	440	2	52
3 BR	120	532	490	400	440	2	52

Market Summary

Market Supply

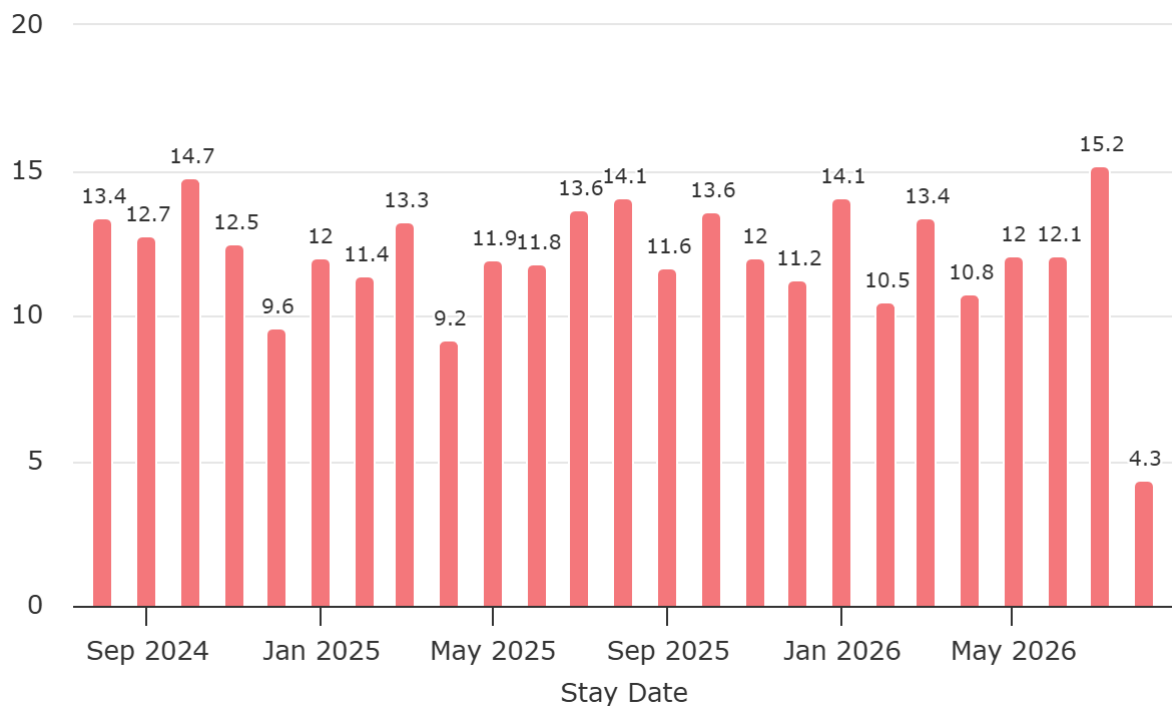
Active Listings



Market Summary

Market Demand

Average Bookings per Listing



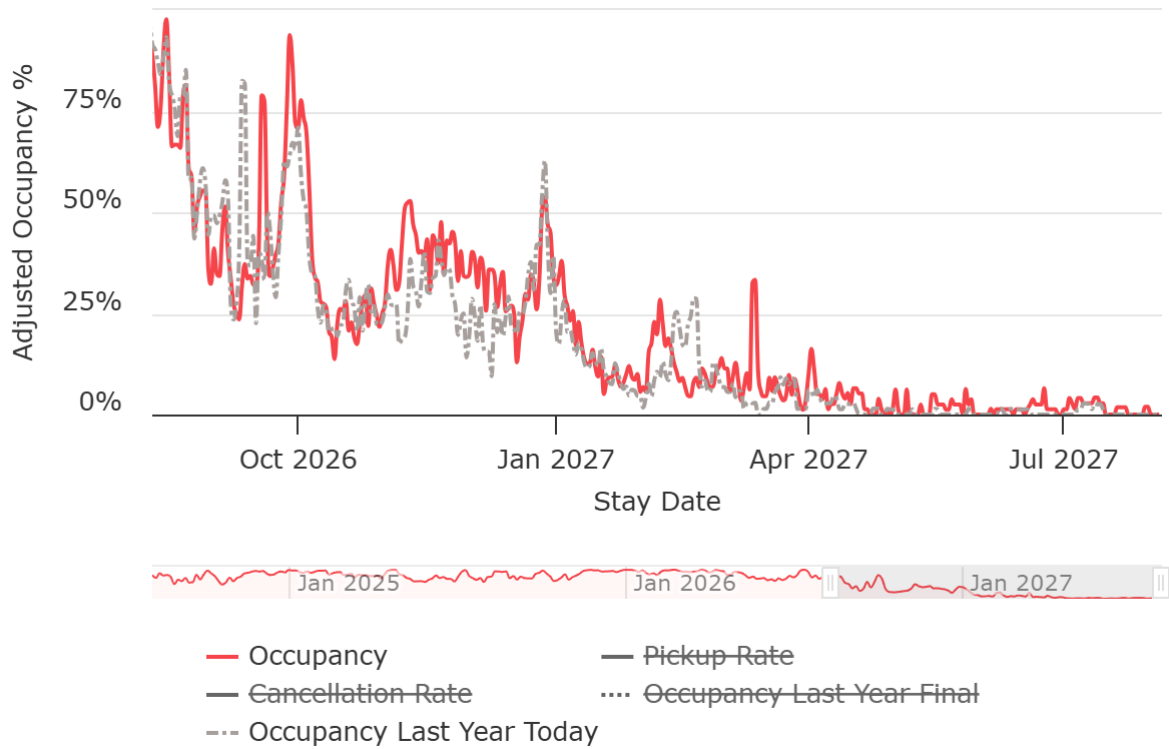
Price and Occupancy Trends

Key Future Dates

-  Sep 28, 2026 to Oct 03, 2026 is seeing a 39.0 % increase in occupancy compared to surrounding dates
-  Sep 18, 2026 to Sep 19, 2026 is seeing a 33.0 % increase in occupancy compared to surrounding dates
-  Mar 12, 2027 to Mar 13, 2027 is seeing a 23.7 % increase in occupancy compared to surrounding dates
-  Dec 27, 2026 to Dec 30, 2026 is seeing a 19.9 % increase in occupancy compared to surrounding dates
-  Feb 07, 2027 to Feb 08, 2027 is seeing a 18.1 % increase in occupancy compared to surrounding dates

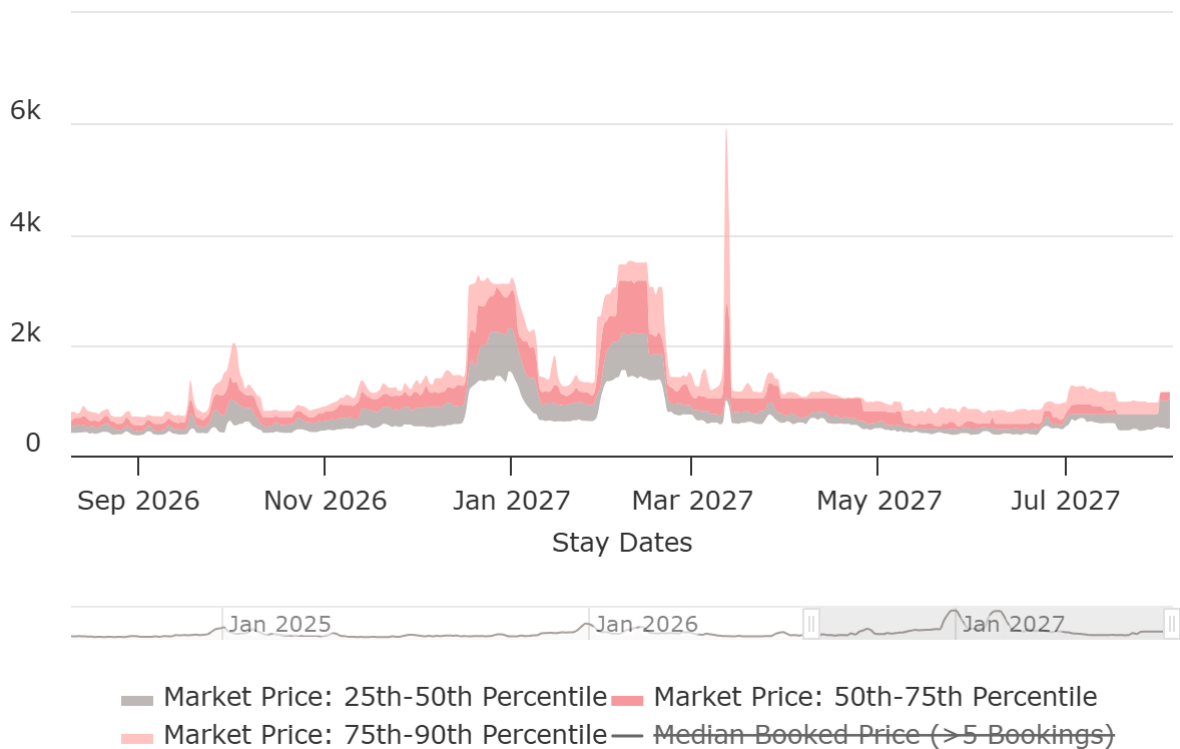
Price and Occupancy Trends

Future Occupancy, Bookings and Cancellations



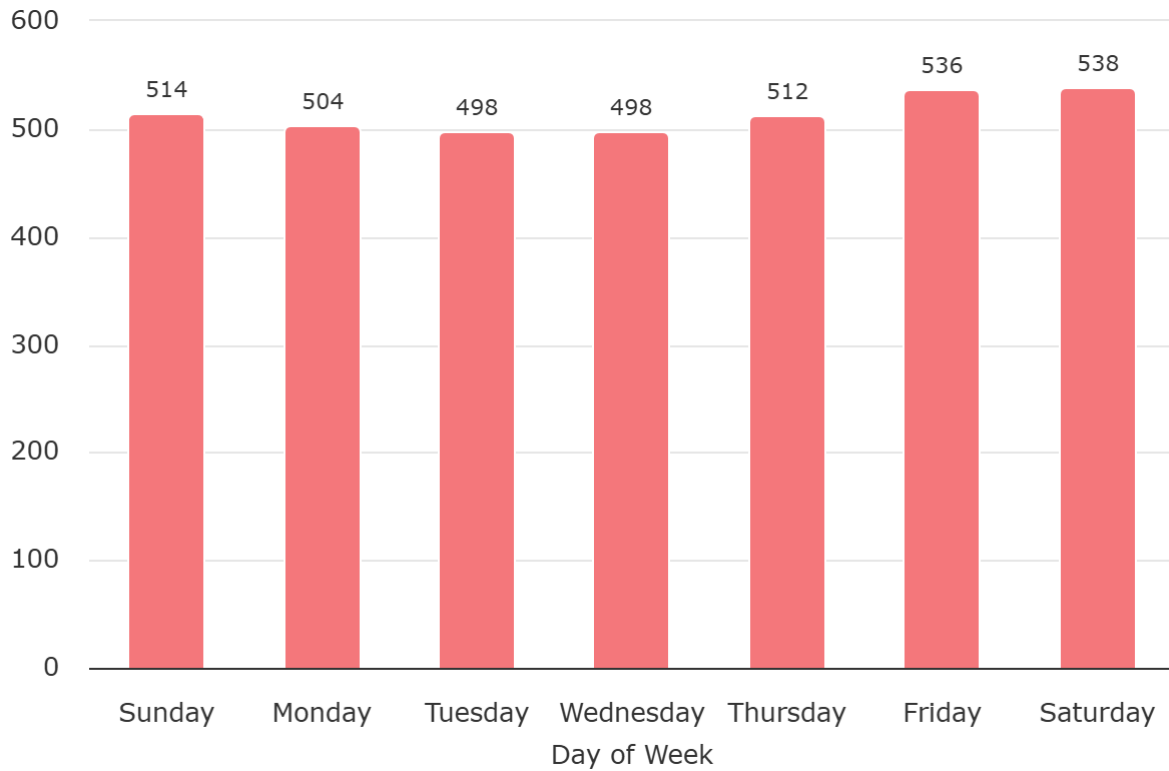
Price and Occupancy Trends

Future Prices



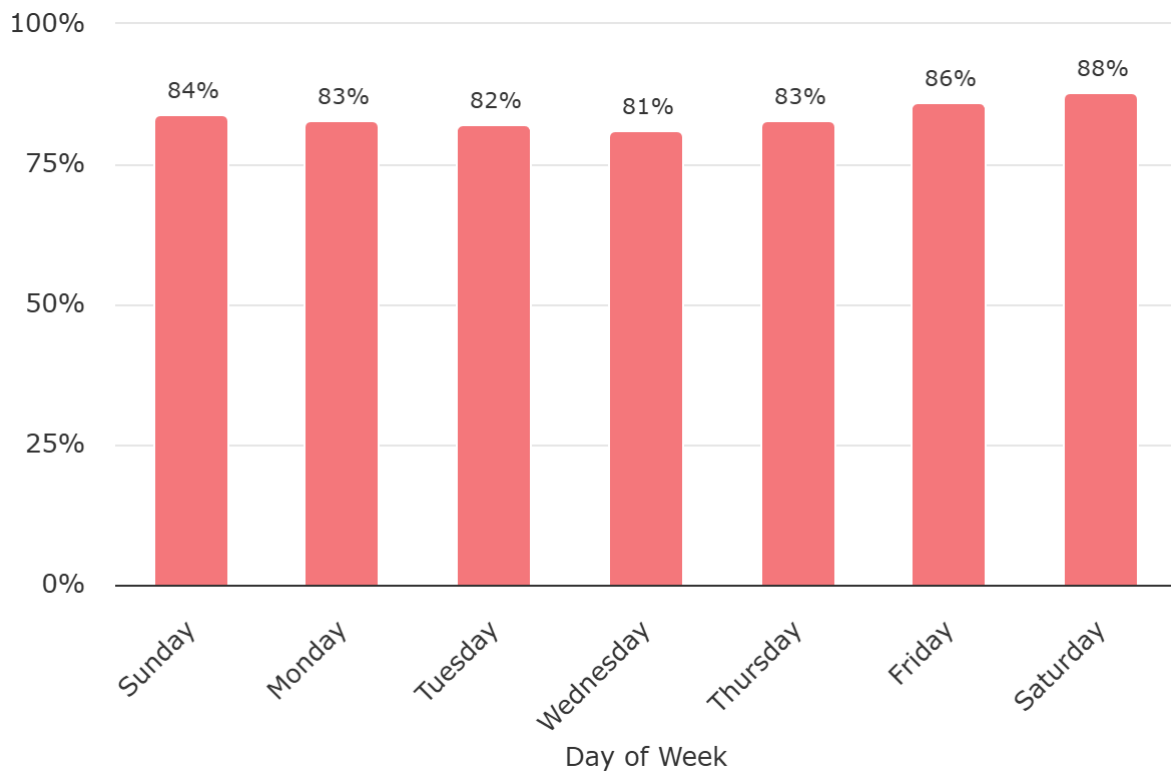
Price and Occupancy Trends

Day of Week Price Factor



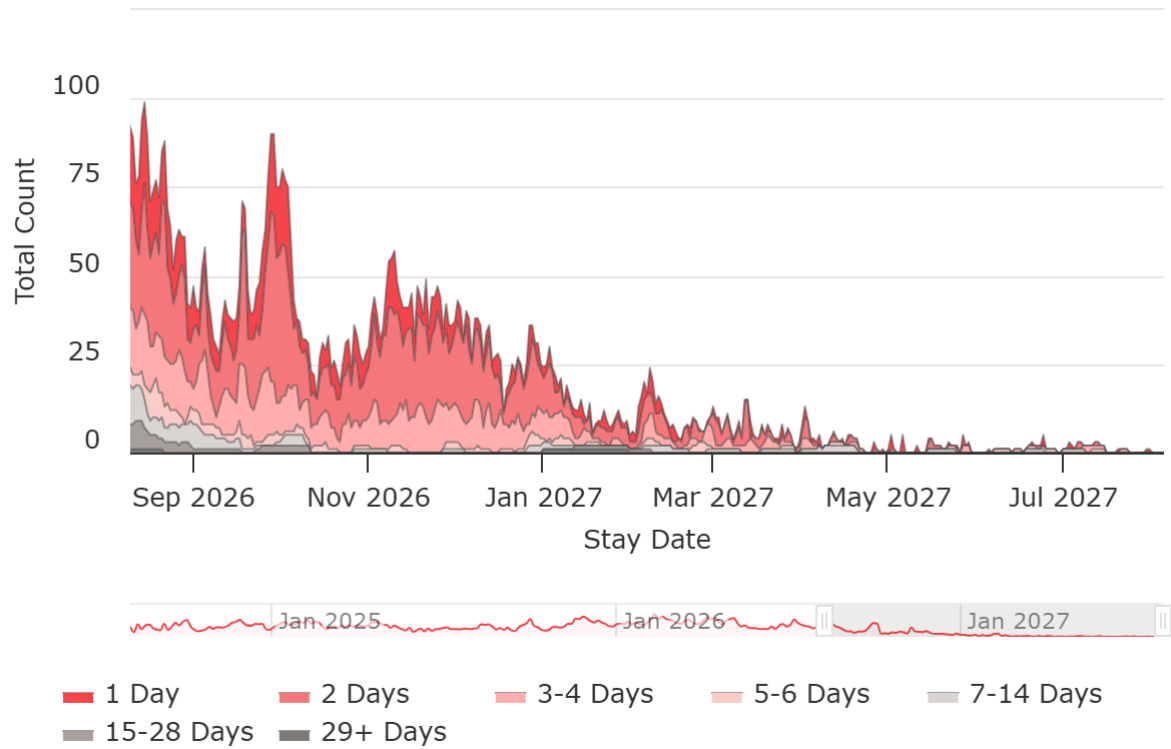
Price and Occupancy Trends

Day of Week Occupancy



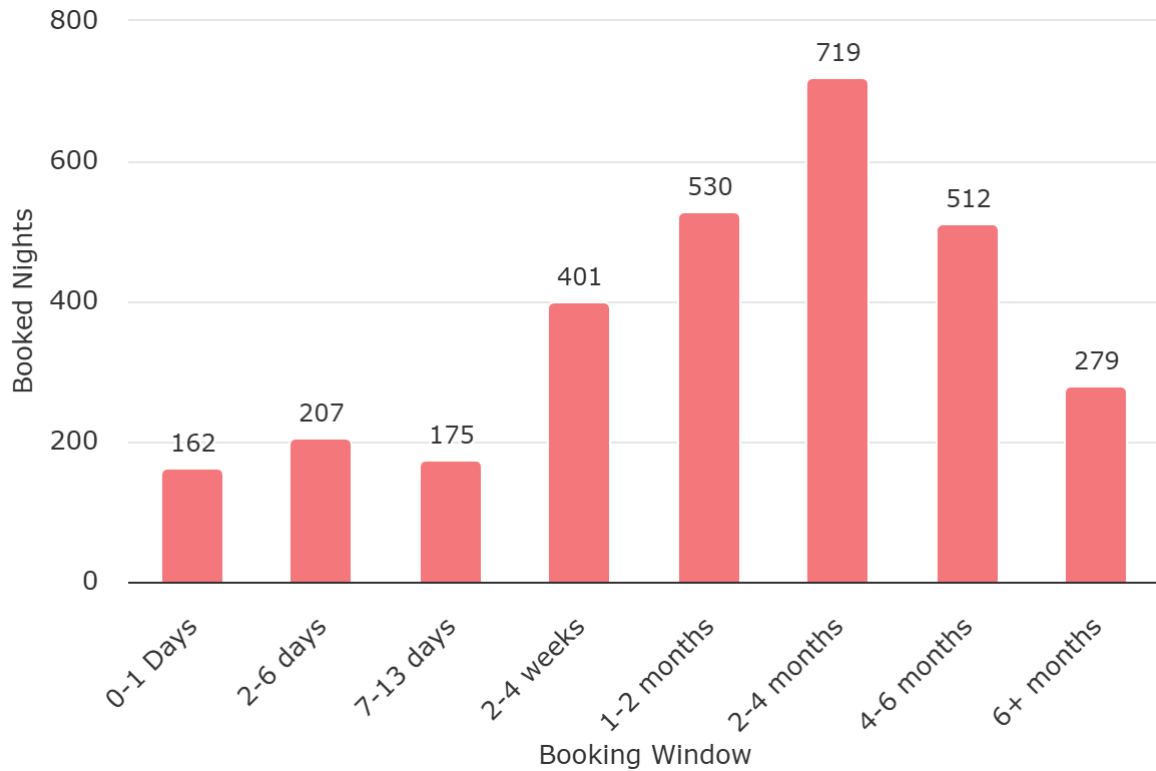
Length of Stay and Booking Window Trends

Length of Stay by Stay Date



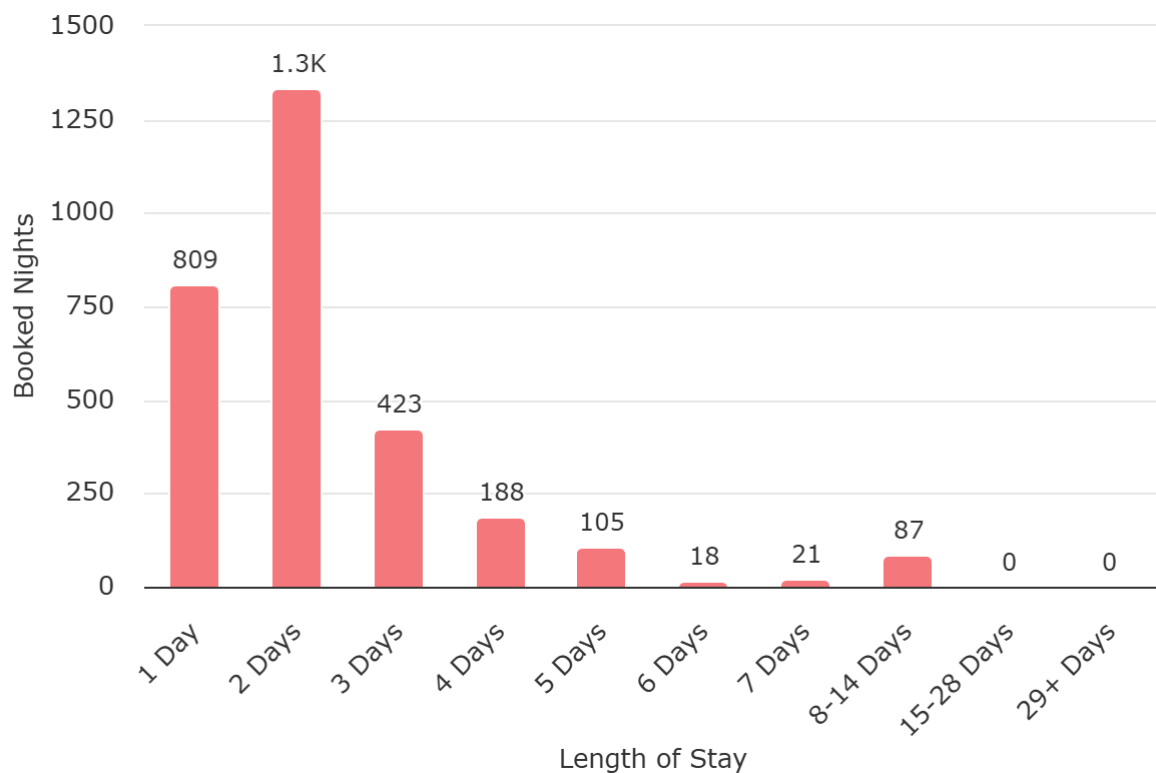
Length of Stay and Booking Window Trends

Booking Window for Recent Bookings



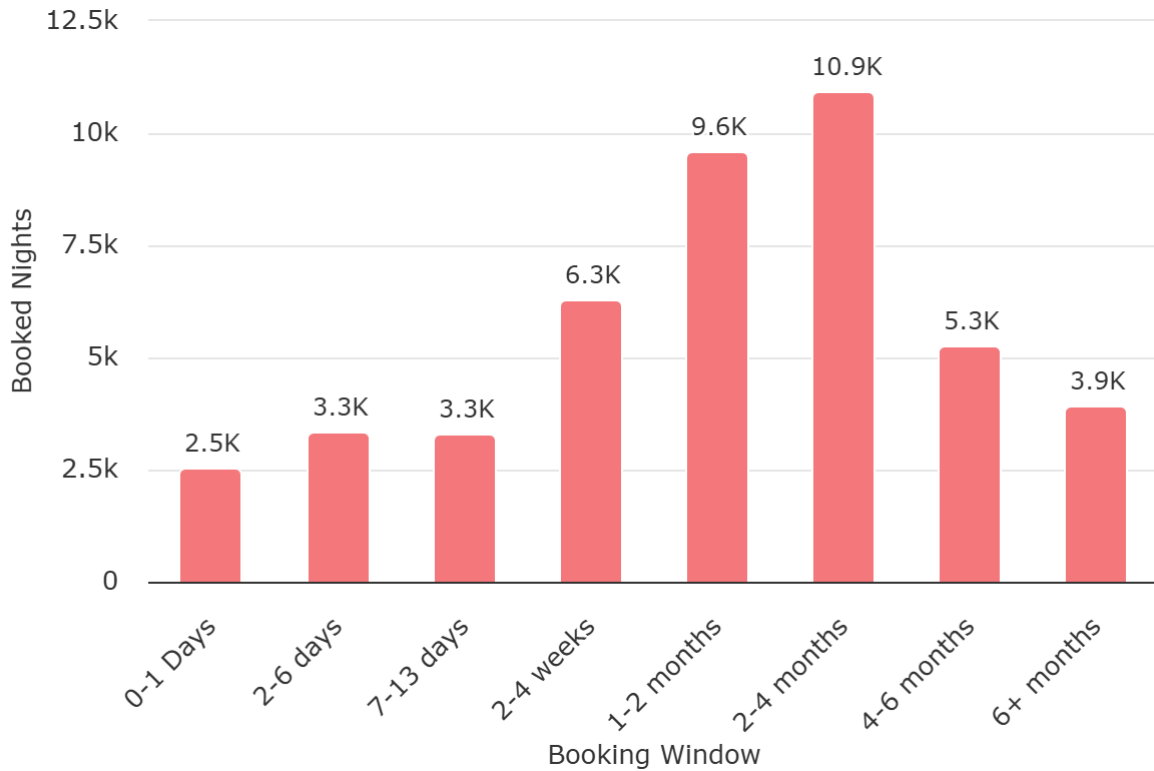
Length of Stay and Booking Window Trends

Length of Stay for Recent Bookings



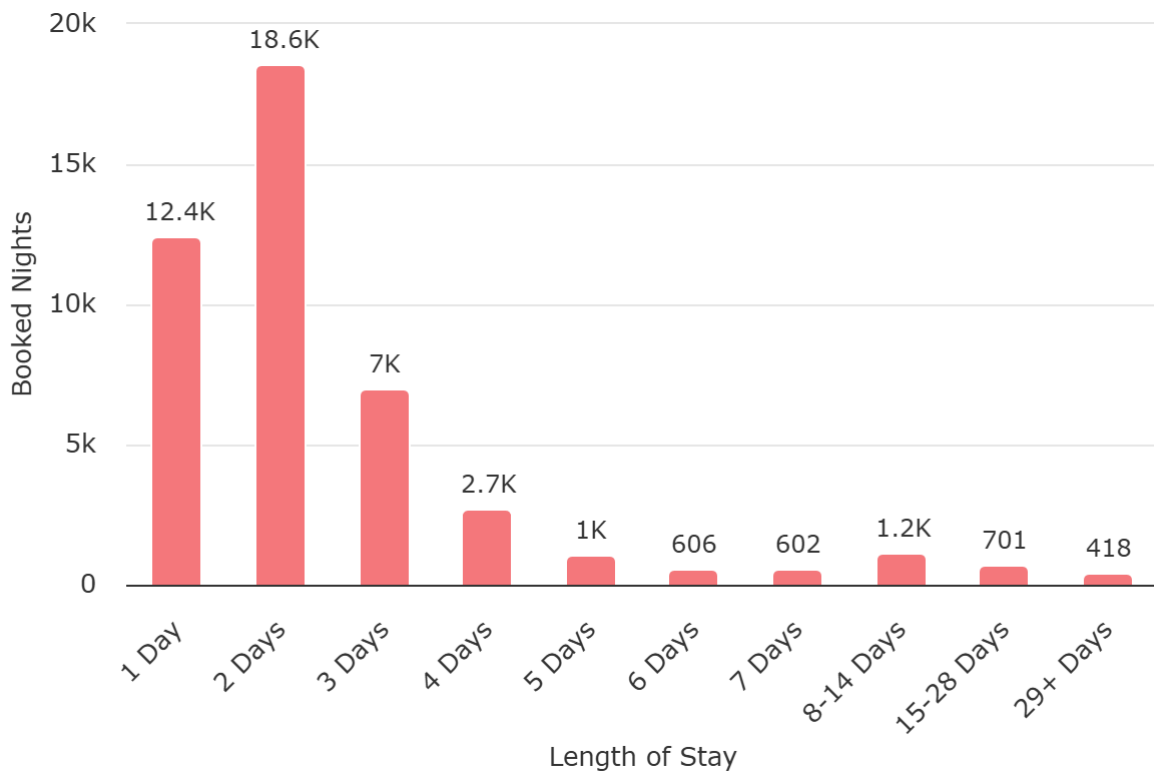
Length of Stay and Booking Window Trends

Booking Window for Stay Months



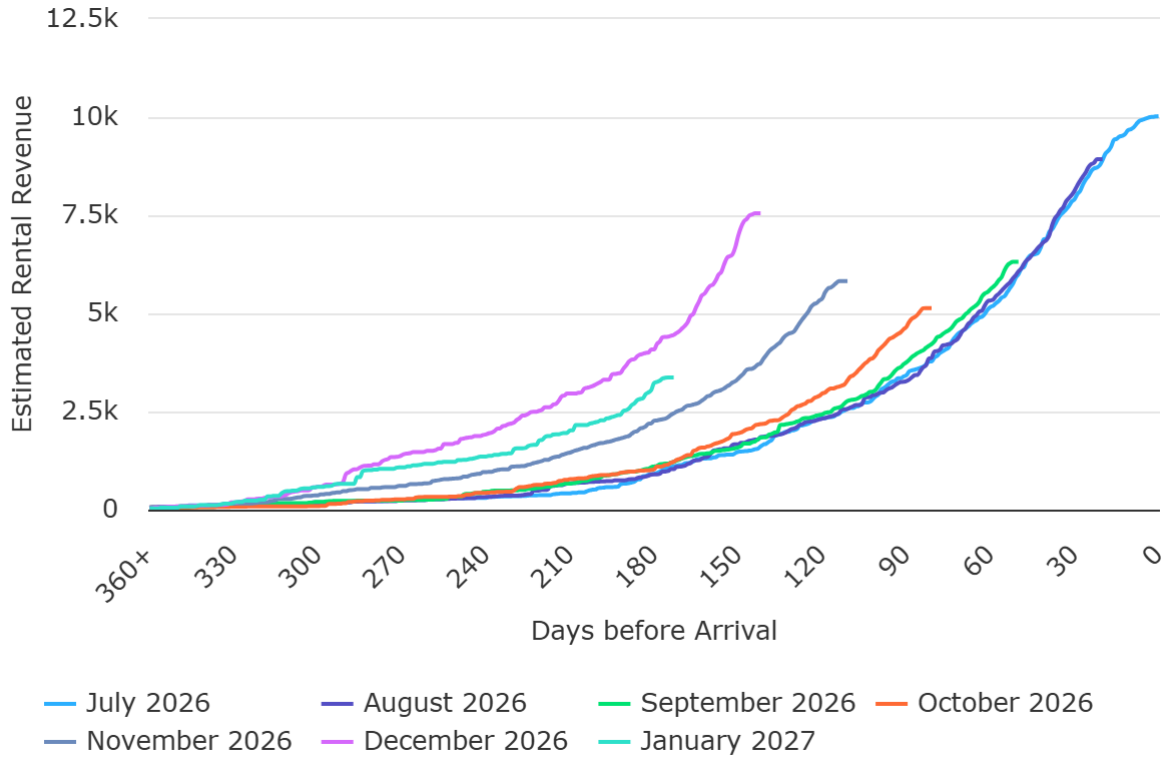
Length of Stay and Booking Window Trends

Length of Stay for Stay Months



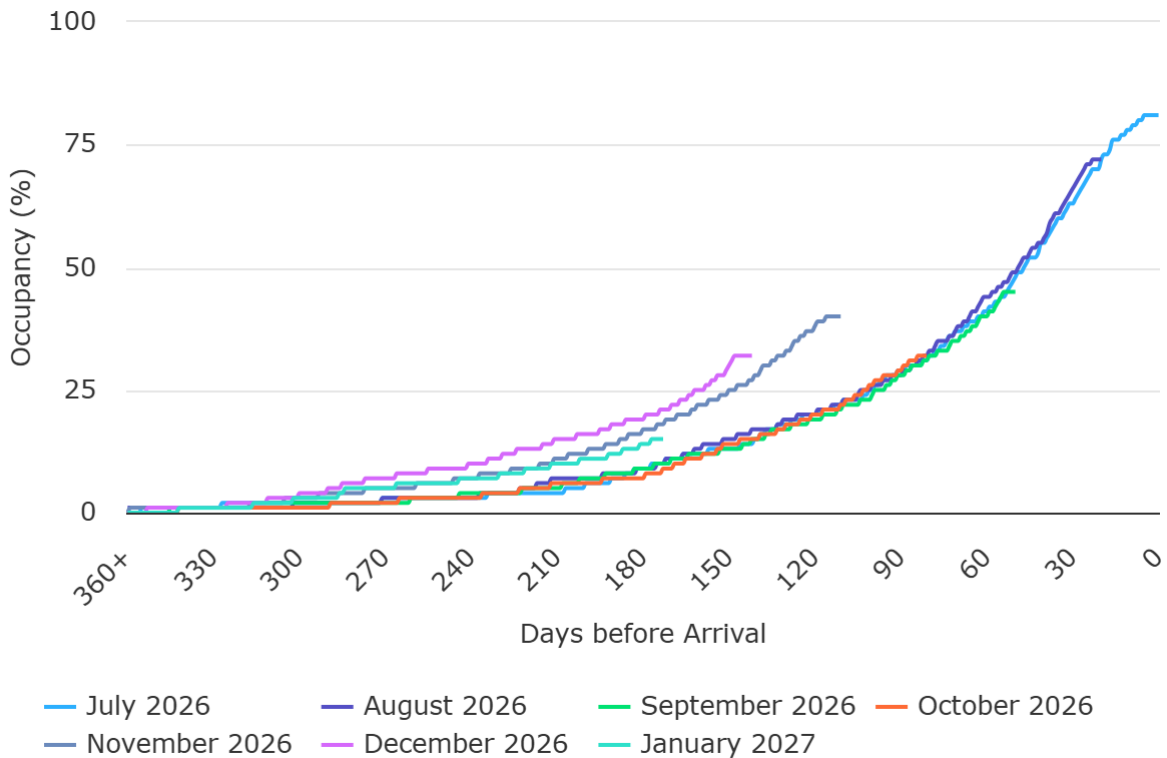
Booking Curves

Estimated Rental Revenue



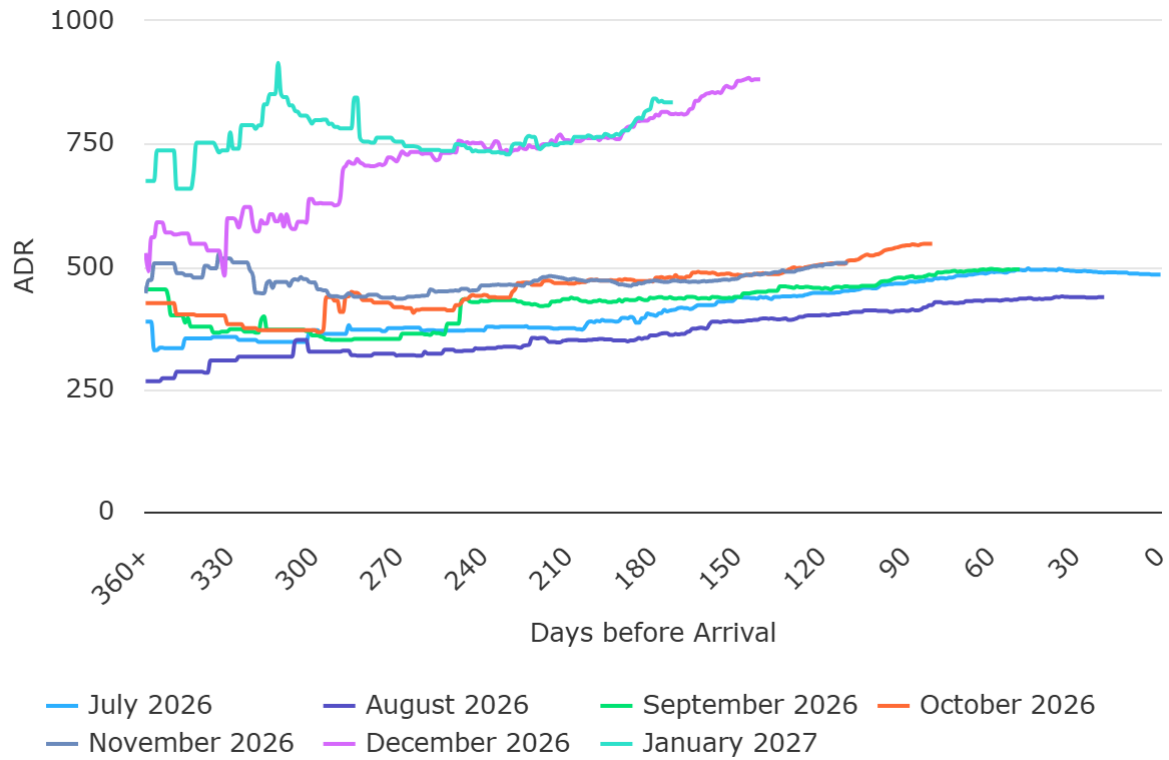
Booking Curves

Occupancy



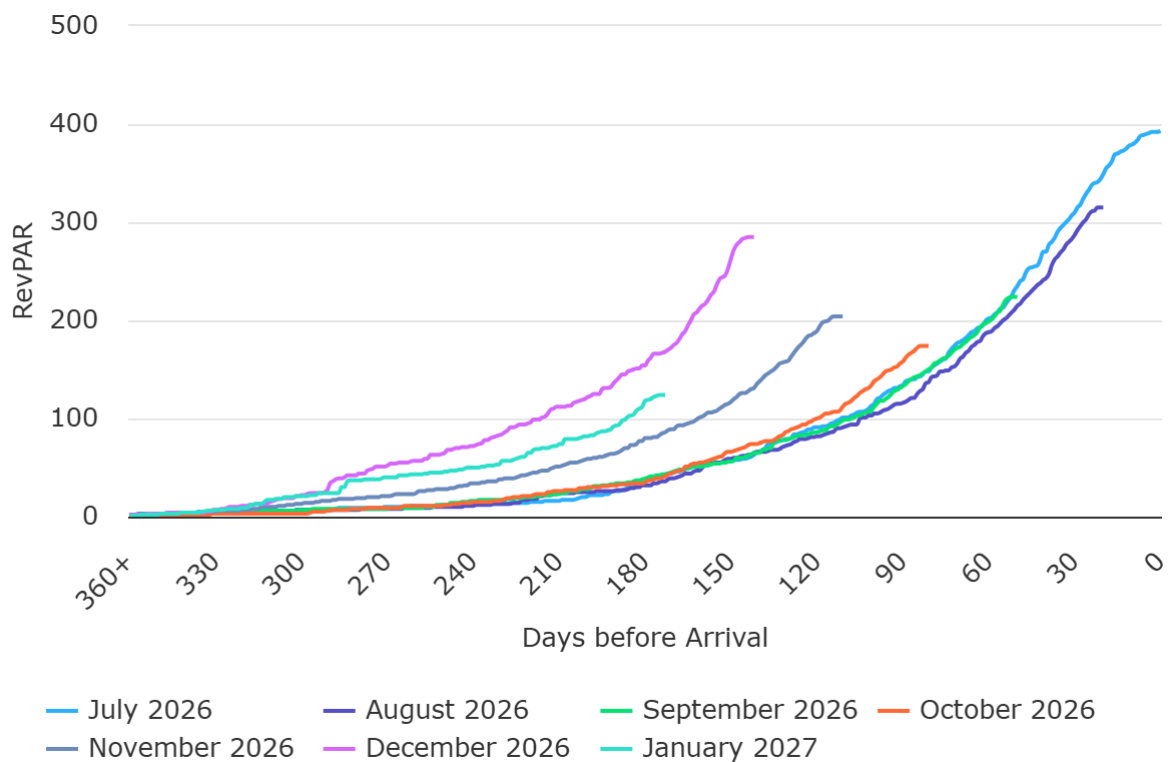
Booking Curves

ADR



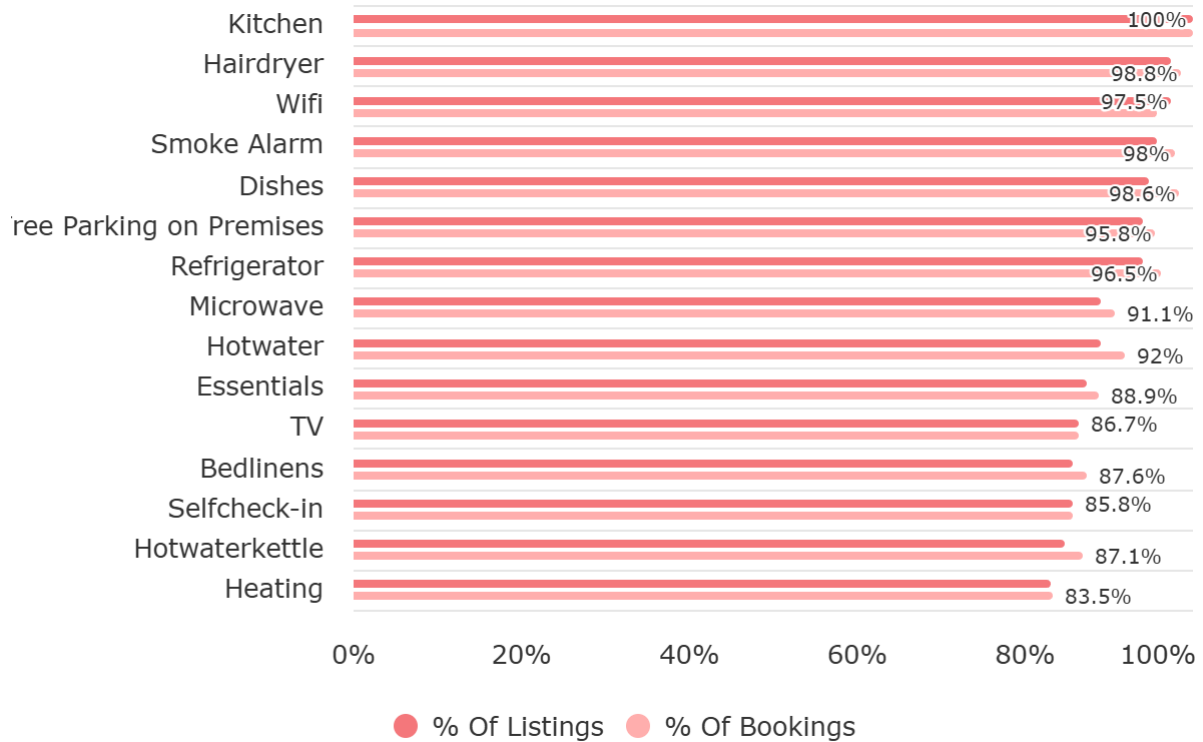
Booking Curves

RevPAR



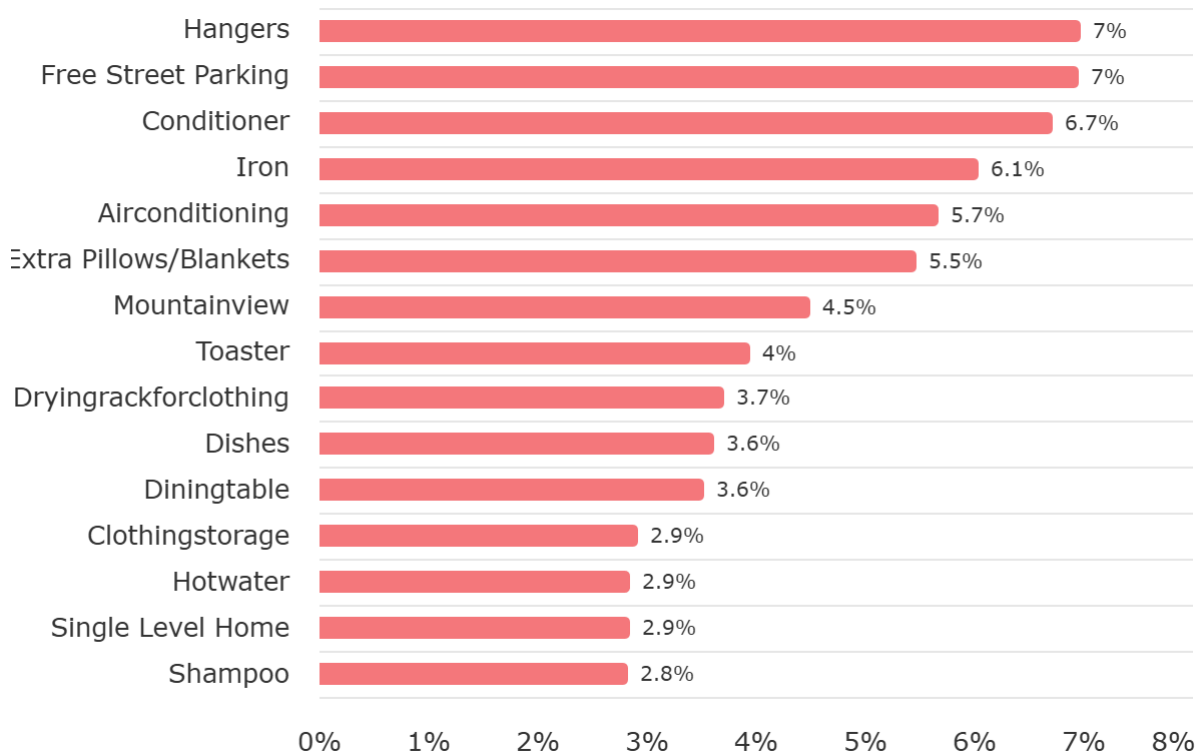
Amenities

Common Amenities



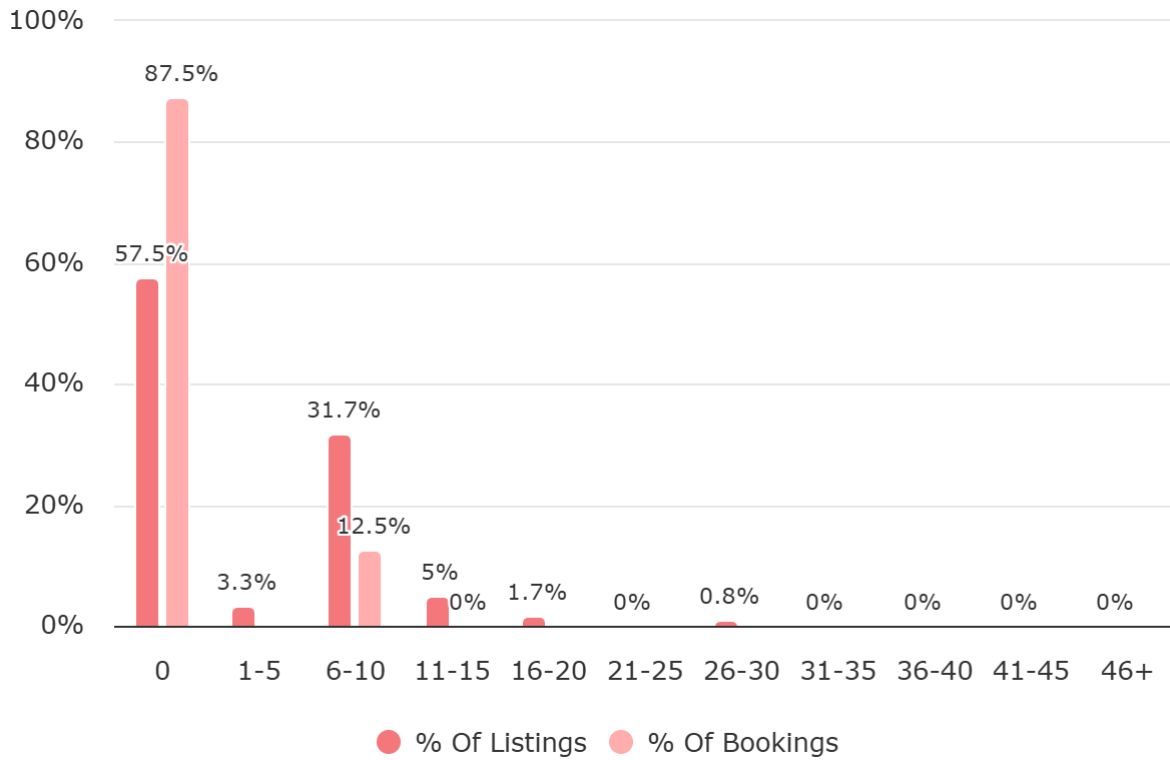
Amenities

Desired Amenities



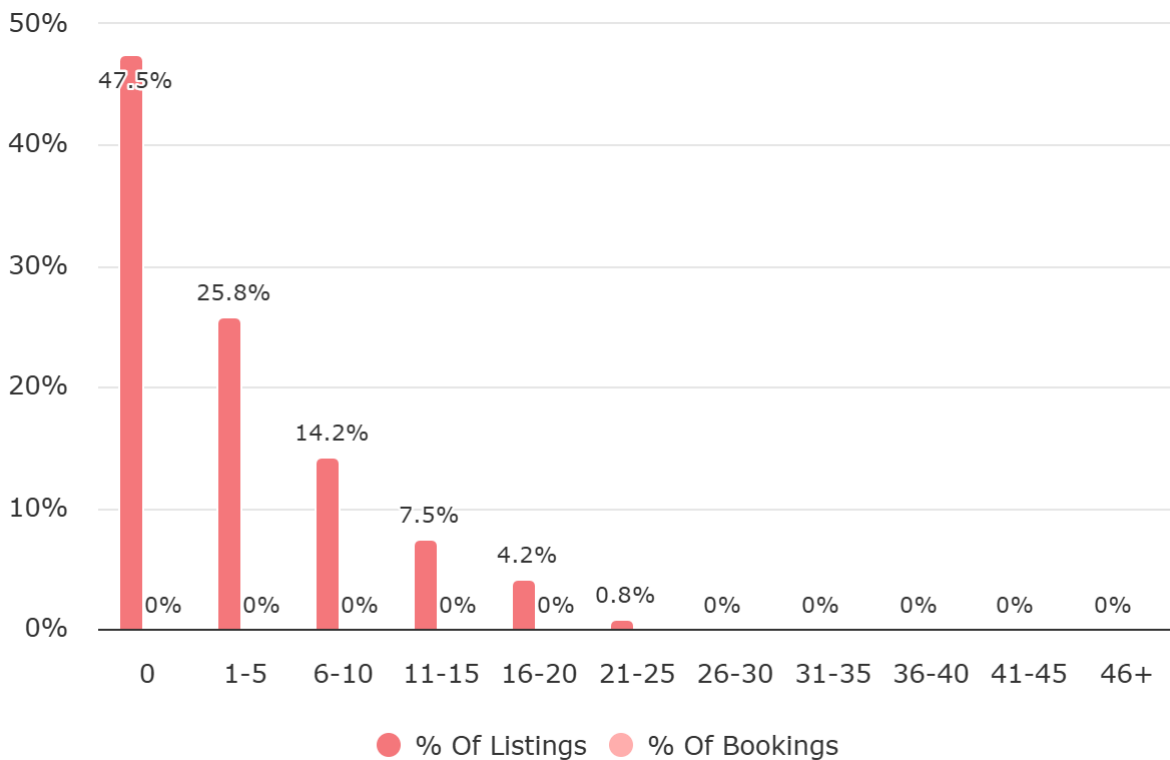
Policies and Fees

Weekly Discounts



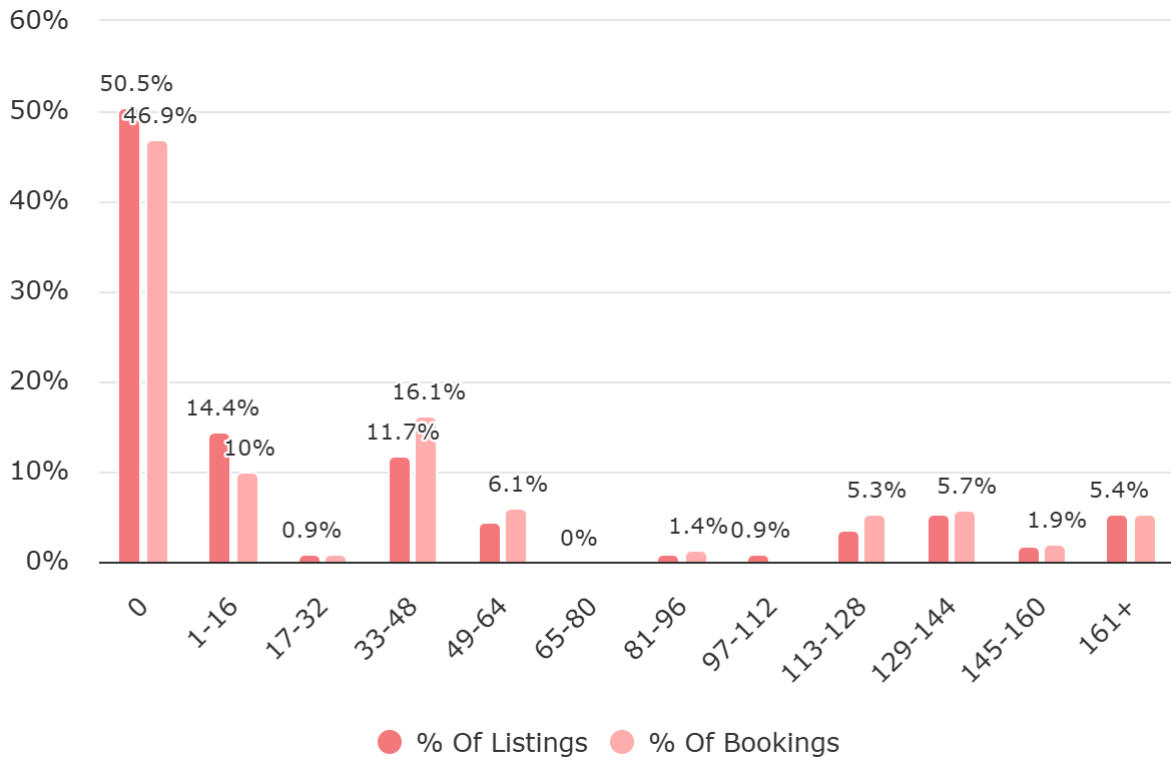
Policies and Fees

Monthly Discounts



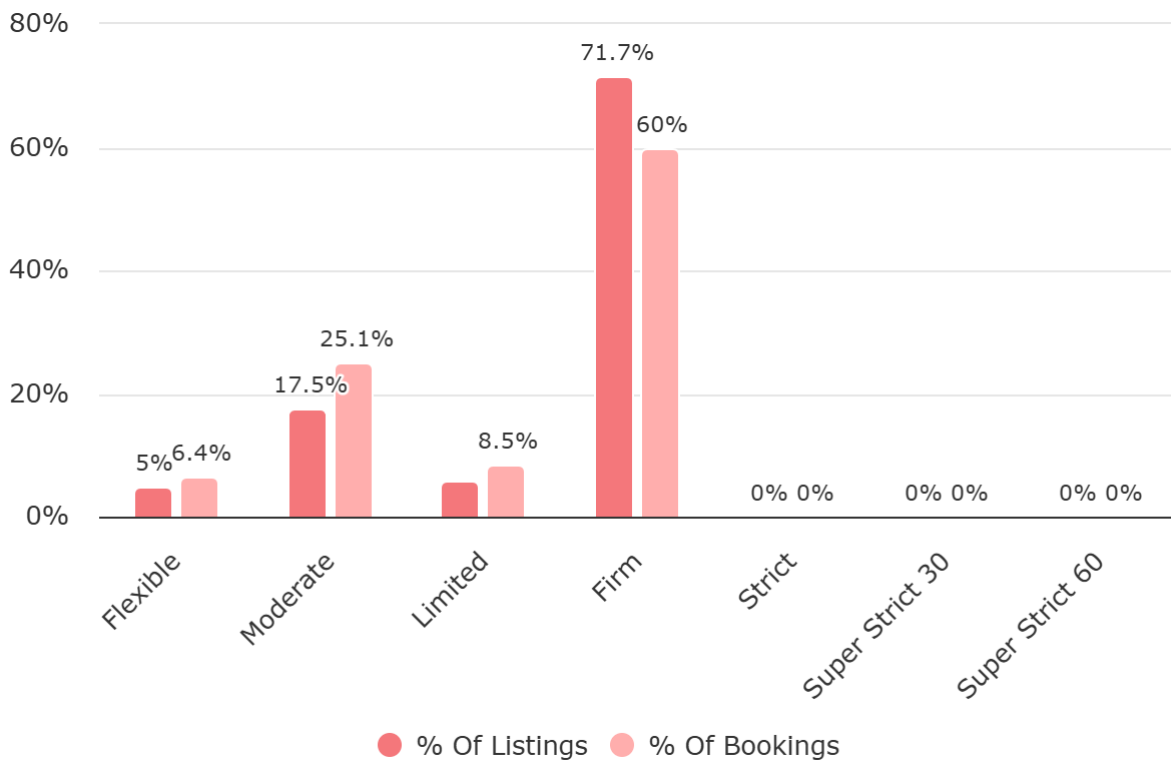
Policies and Fees

Cleaning Fees



Policies and Fees

Cancellation Policies



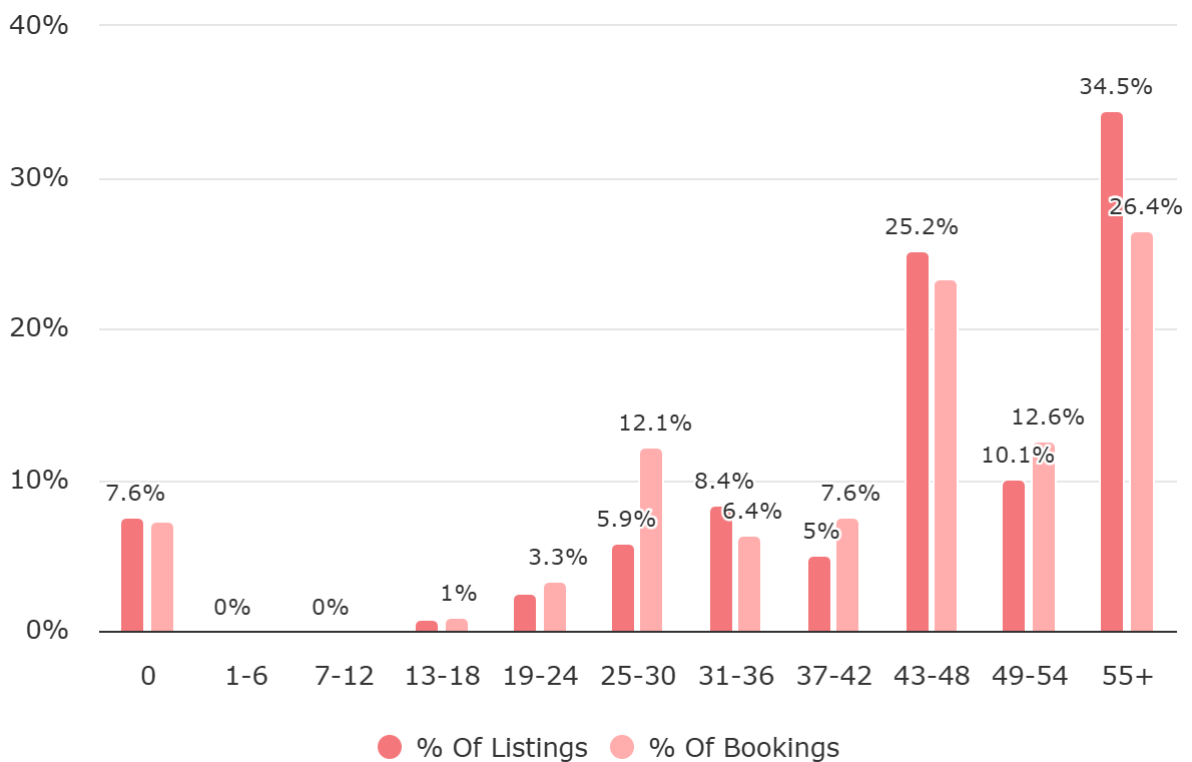
Policies and Fees

Max Number of Guests



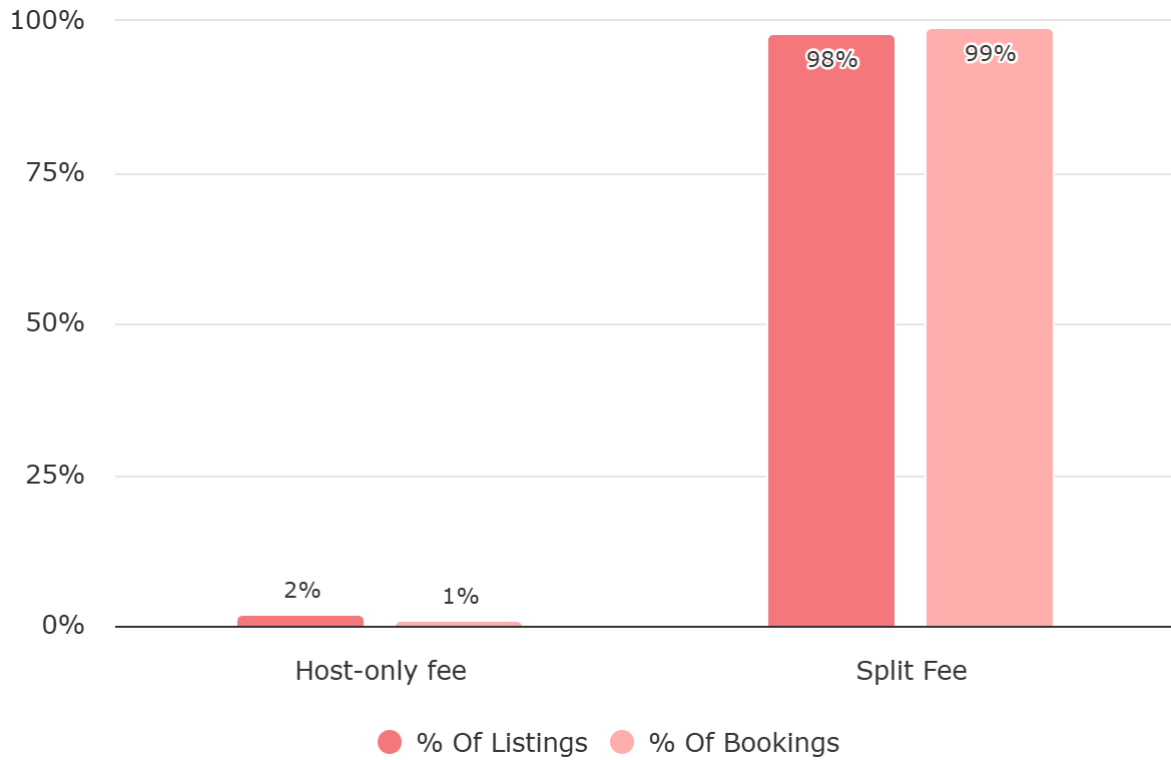
Policies and Fees

Extra Person Fees



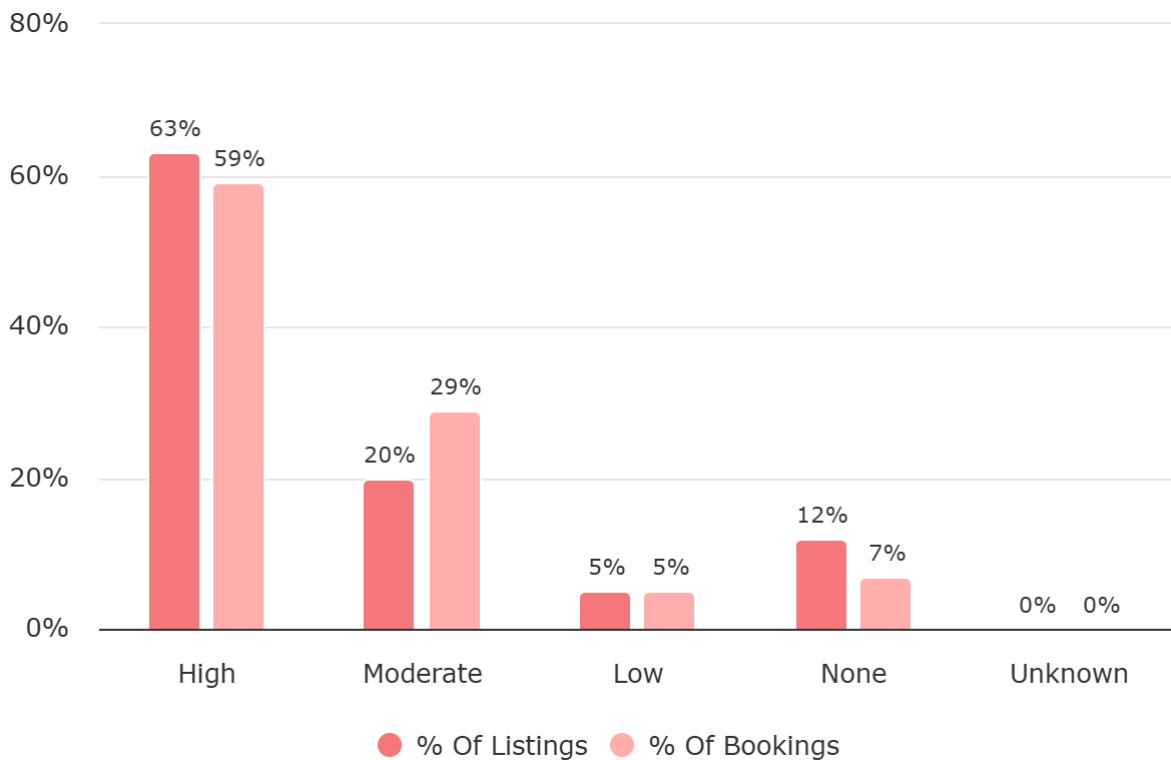
Operational Intelligence

Market Fee Type



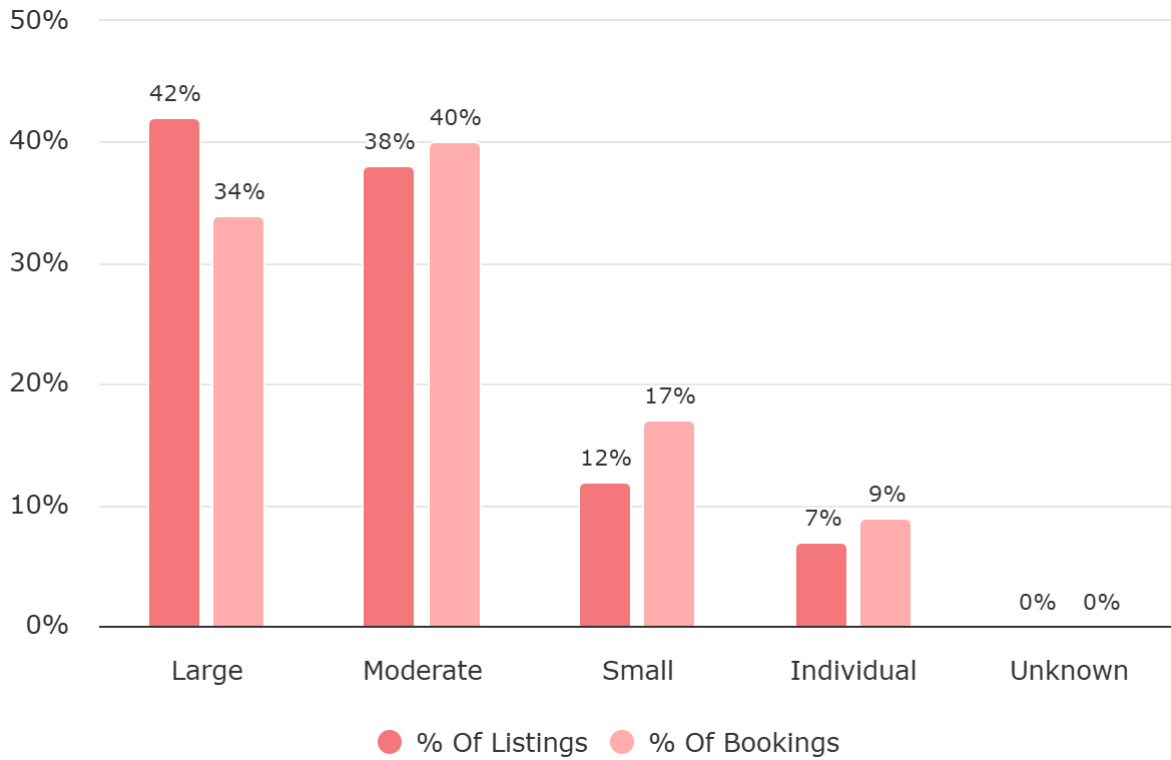
Operational Intelligence

Dynamic Pricing



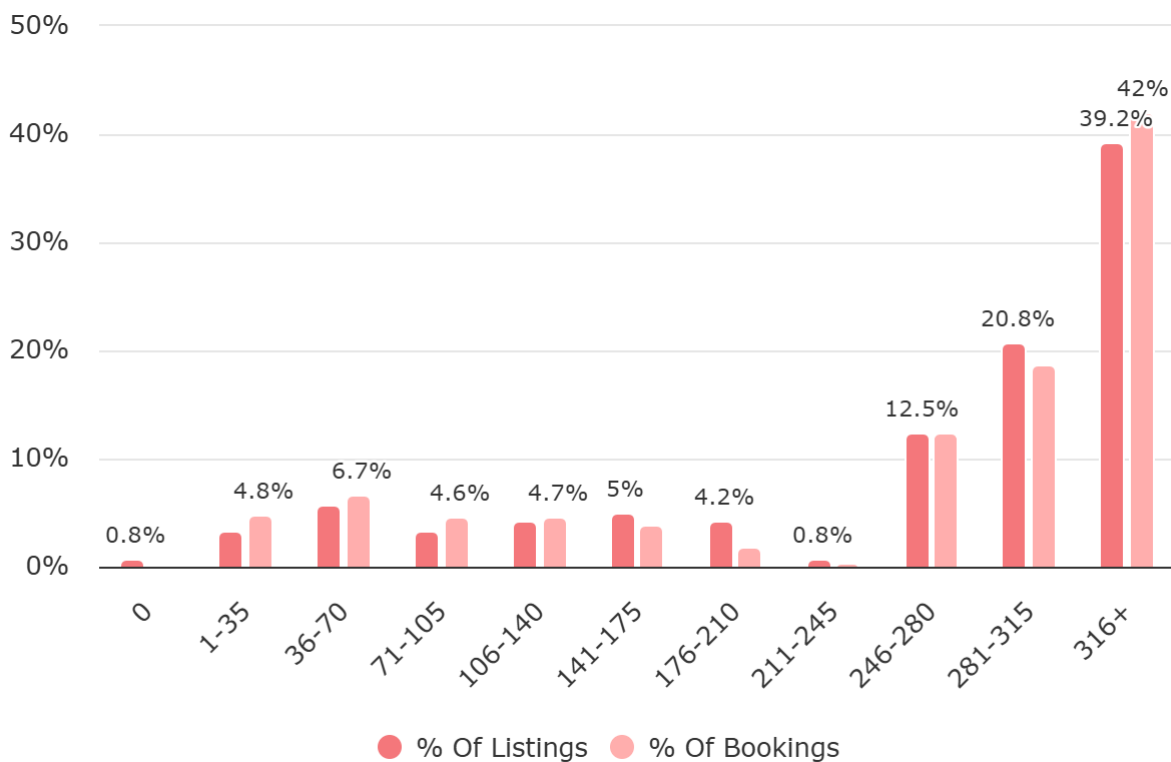
Operational Intelligence

Professionally Managed



Operational Intelligence

Available Days





Market Report for:

Lake Tekapo 4BR Market Report

Airbnb: 4BR COMPSET LAKE TEKAPO

Created Date

Aug 10, 2026

Estimated Rental Revenue

\$140.26K

RevPAR

\$444

Estimated Occupancy %

85

Ohana Property

gwyneth@ohanaproperty.com

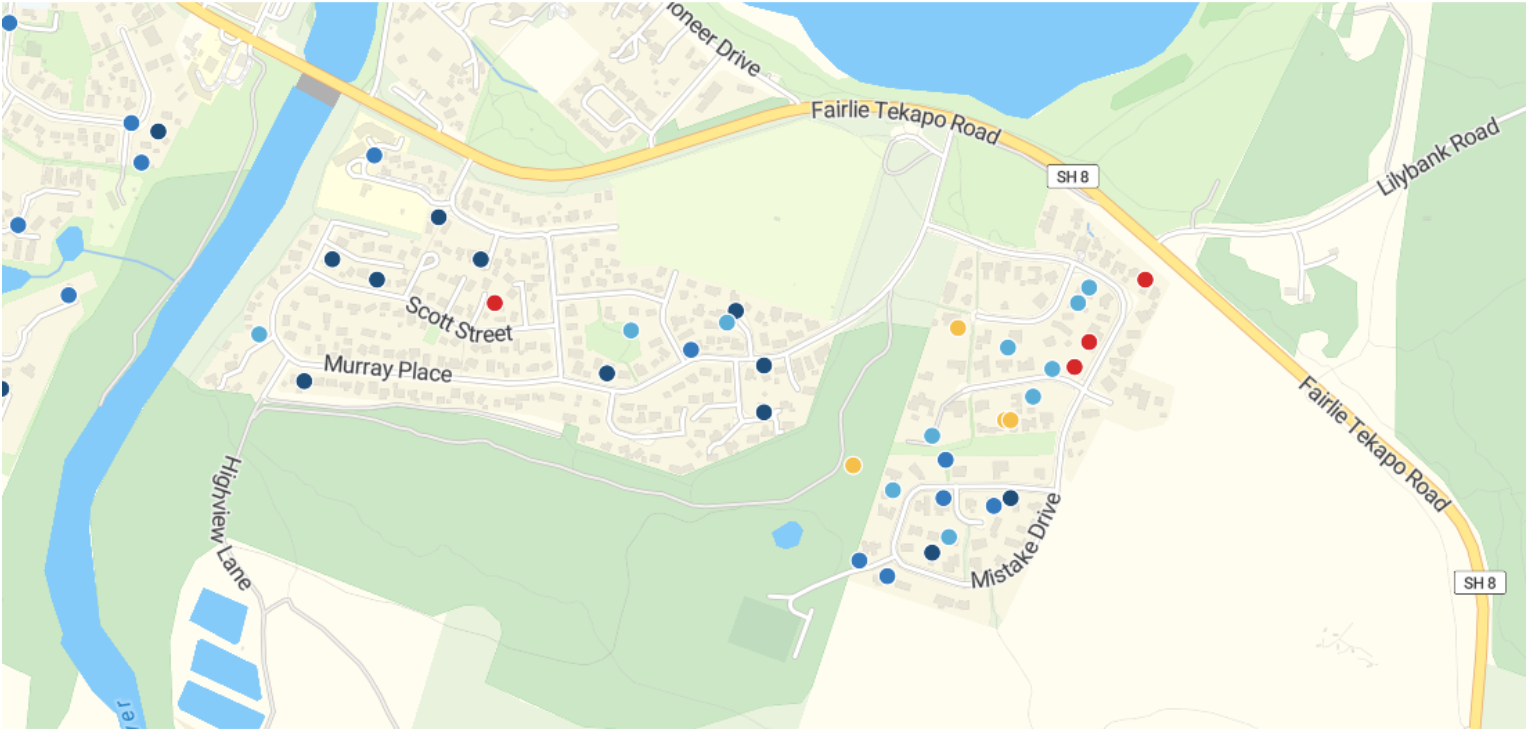
KPIs

Key Perfomance Indicators

Estimated Rental Revenue \$140.26K ↑ \$28.37K VS STLY	Available Listings 62 ↑ 13 VS STLY	RevPAR \$444 ↑ \$89 VS STLY	ADR (Average Daily Rate) \$525 ↑ \$94 VS STLY
Booking Window 56 -	Bookings 7.59K ↑ 1.29K VS STLY	Estimated Occupancy % 85 ↑ 3 VS STLY	Length of Stay 2 -

Listing Map

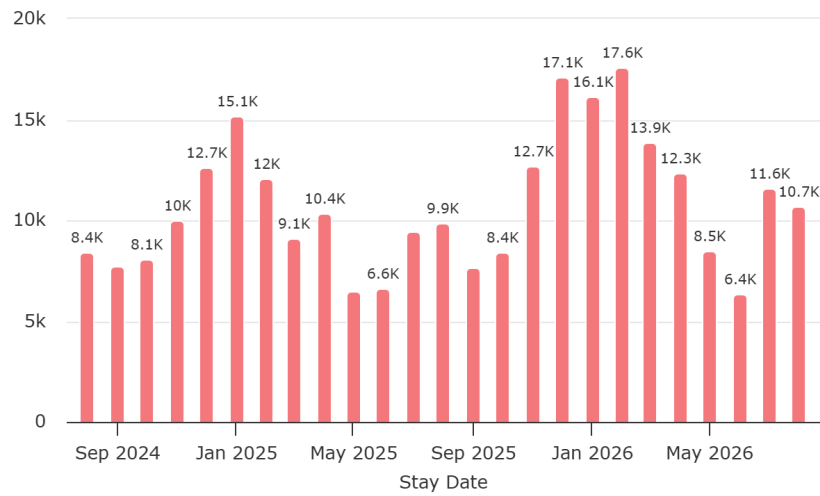
Location Map of Selected Listings



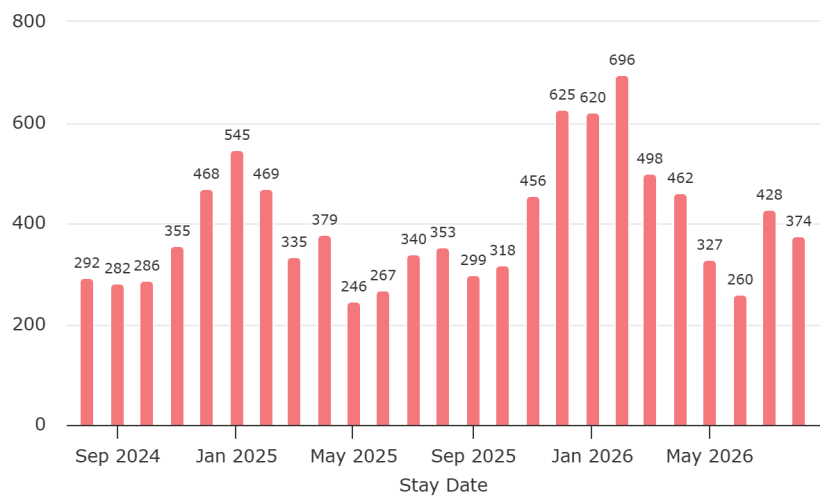
Market Summary

Market History

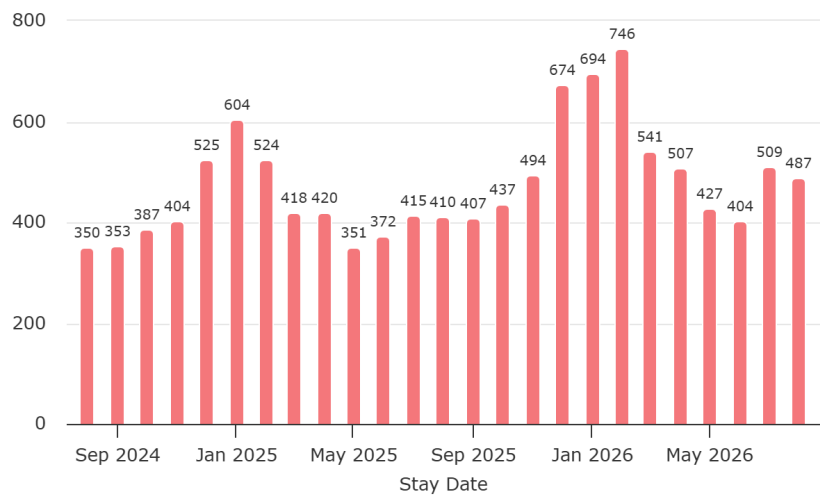
Estimated Avg. Rental Revenue



Avg. RevPAR

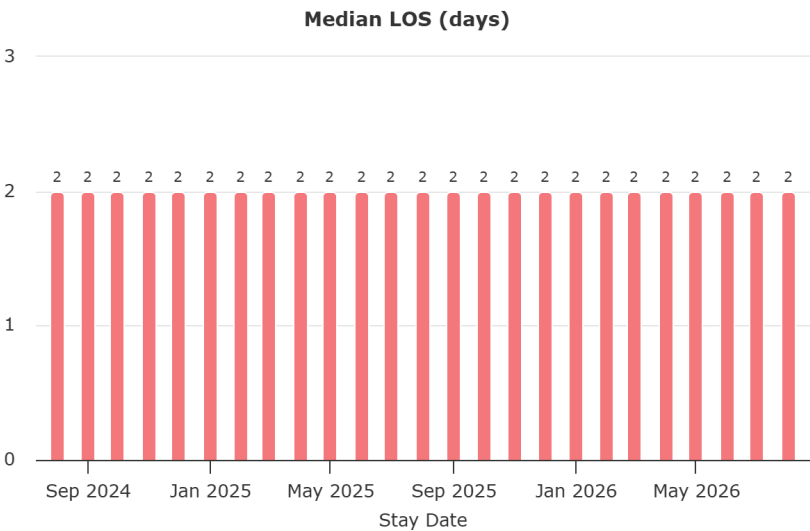
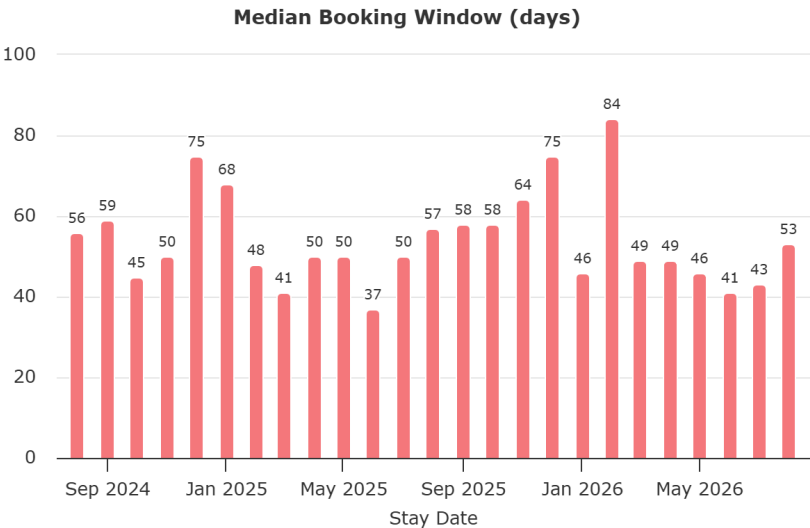
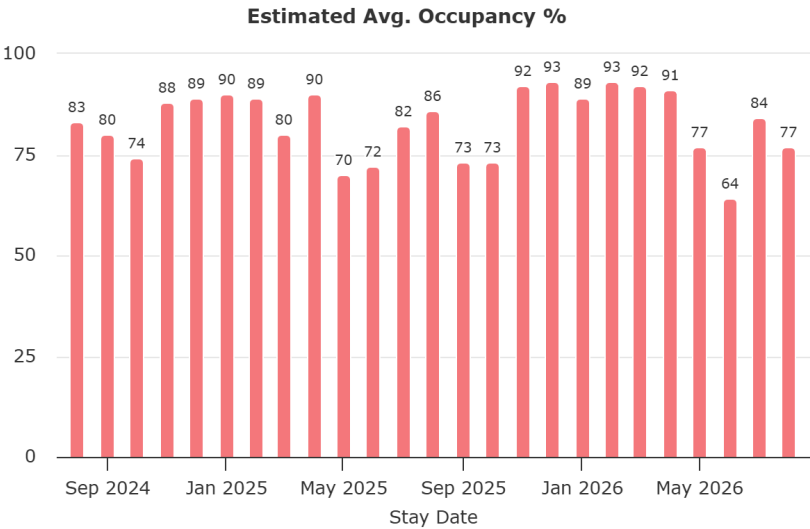


Avg. ADR



Market Summary

Market History



Market Summary

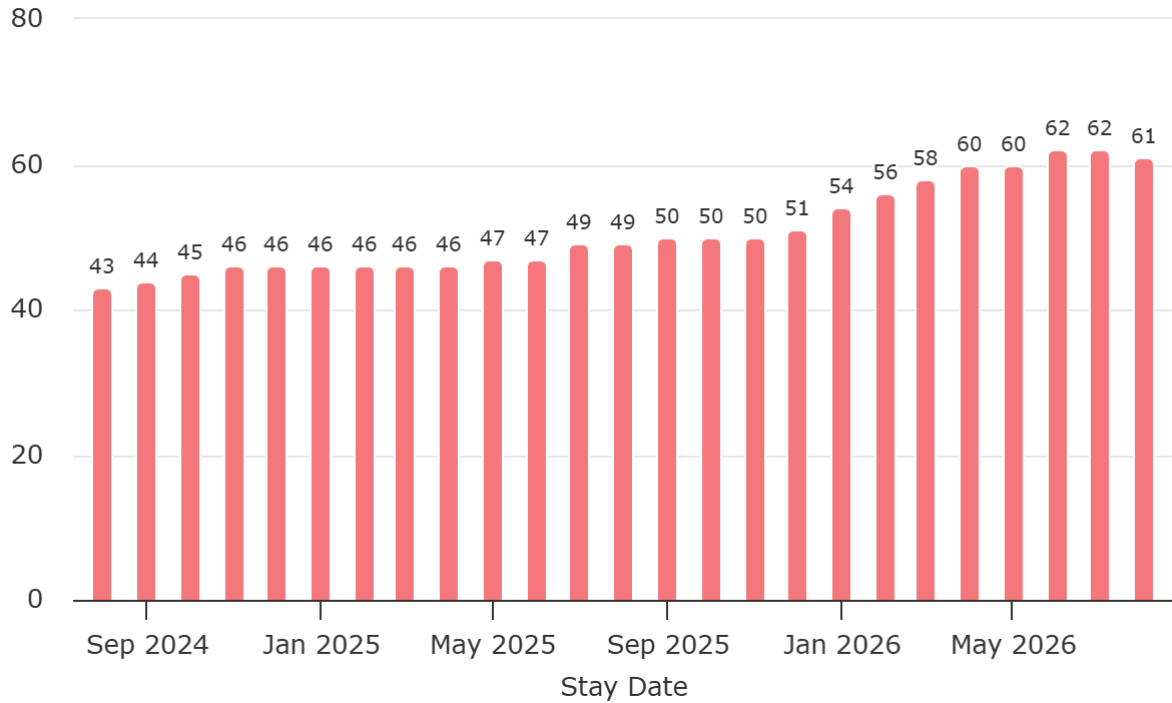
Summary Table

Category	Active Listings	Median Listed Price	Median Booked Nightly Price	Median Booked Weekly Price	Median Booked Monthly Price	Median LOS	Median Booking Window
4BR COMPSET LAKE TEKAPO	62	608	517	428	816	2	56
4 BR	62	608	517	428	816	2	56

Market Summary

Market Supply

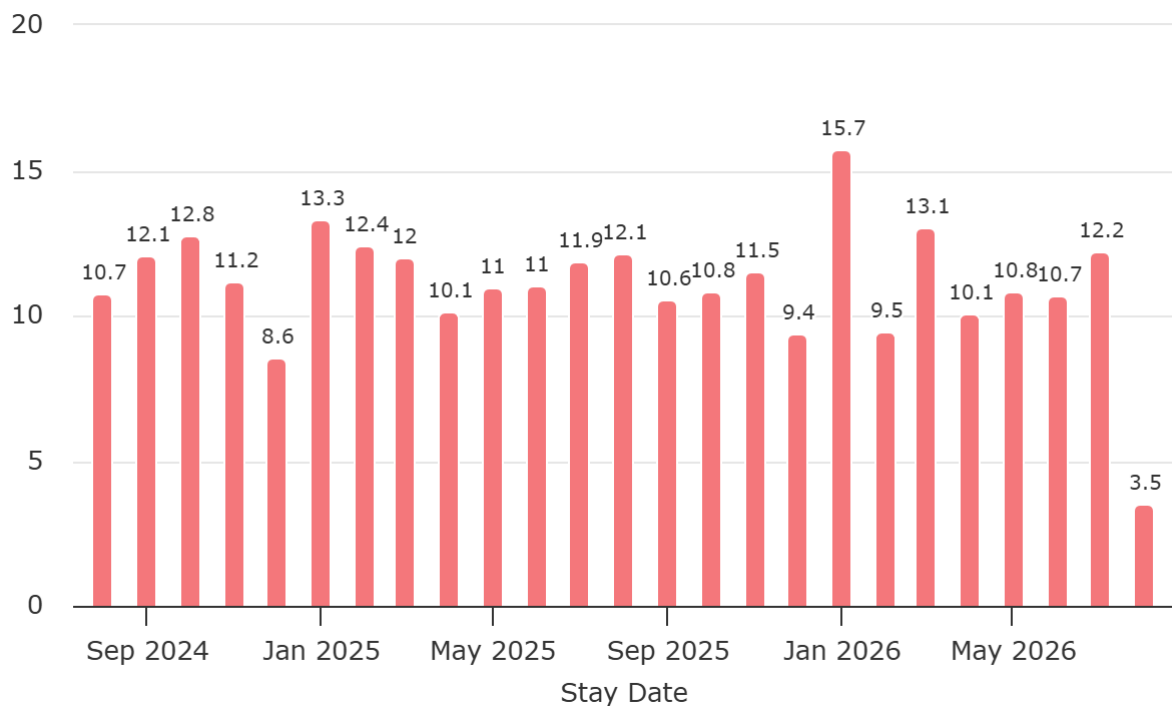
Active Listings



Market Summary

Market Demand

Average Bookings per Listing



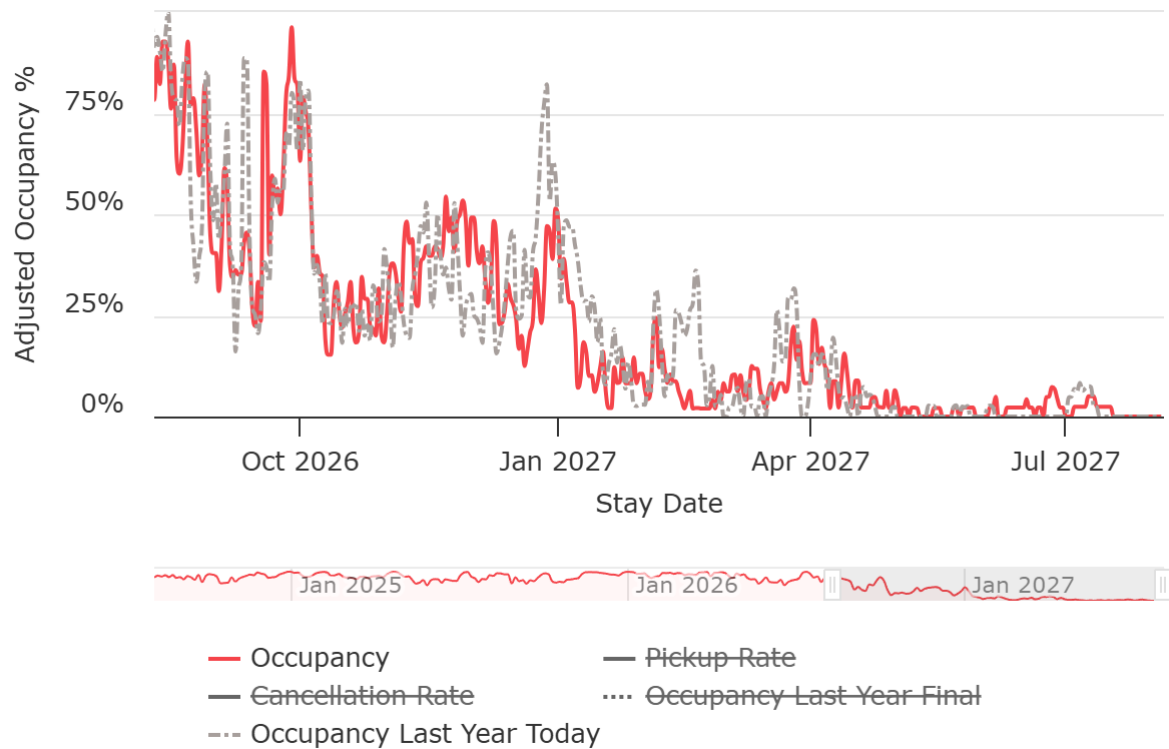
Price and Occupancy Trends

Key Future Dates

-  Sep 27, 2026 to Sep 30, 2026 is seeing a 35.4 % increase in occupancy compared to surrounding dates
-  Sep 18, 2026 to Sep 19, 2026 is seeing a 26.7 % increase in occupancy compared to surrounding dates
-  Dec 31, 2026 to Jan 02, 2027 is seeing a 23.5 % increase in occupancy compared to surrounding dates
-  Aug 11, 2026 to Aug 13, 2026 is seeing a 18.0 % increase in occupancy compared to surrounding dates
-  Aug 22, 2026 to Aug 28, 2026 is seeing a 14.6 % increase in occupancy compared to surrounding dates

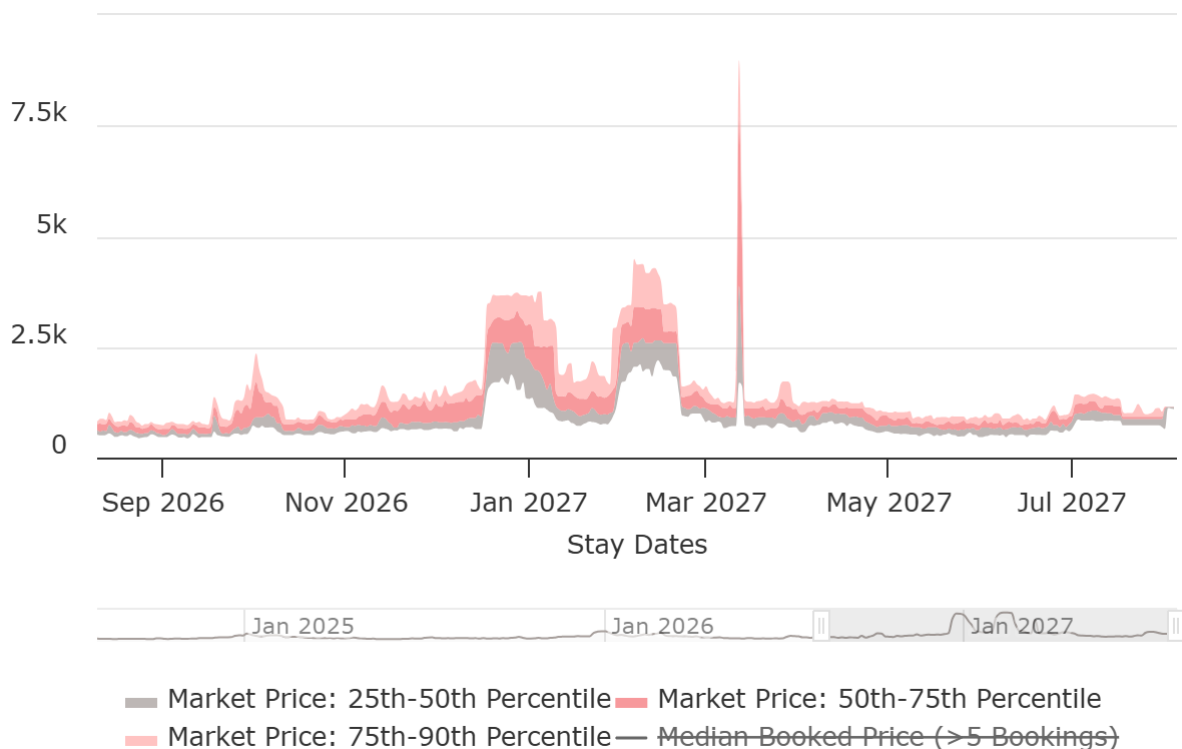
Price and Occupancy Trends

Future Occupancy, Bookings and Cancellations



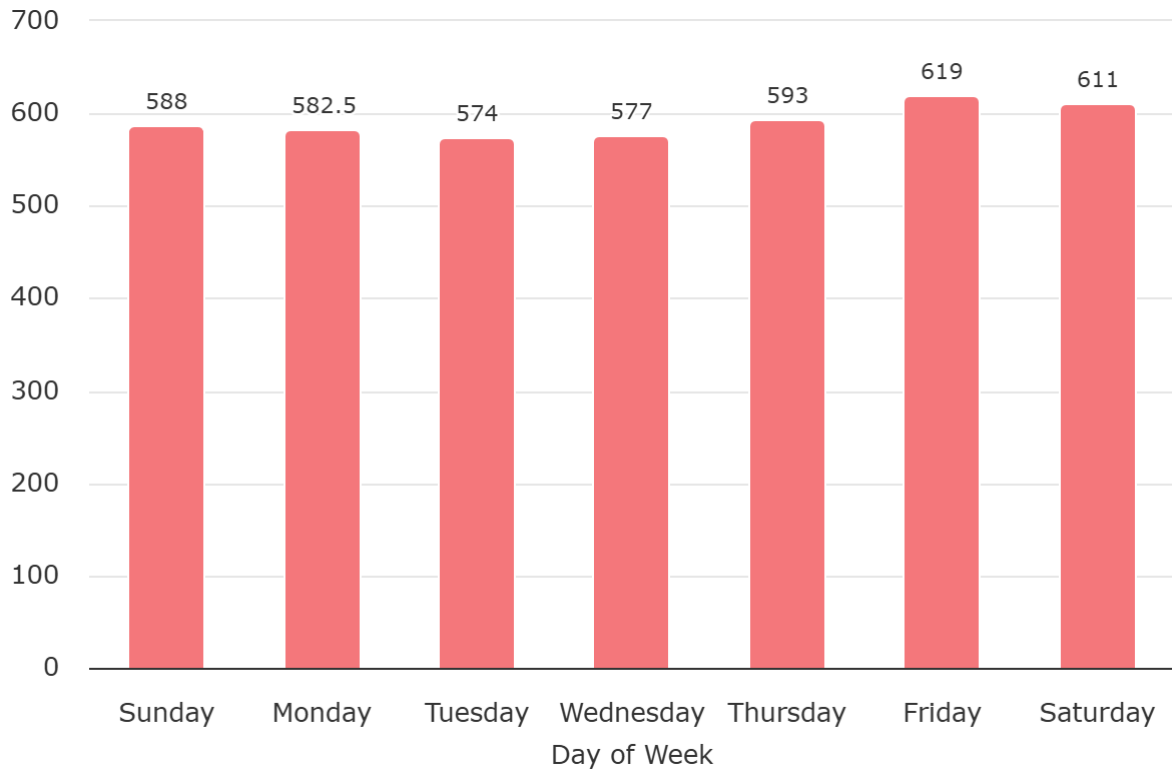
Price and Occupancy Trends

Future Prices



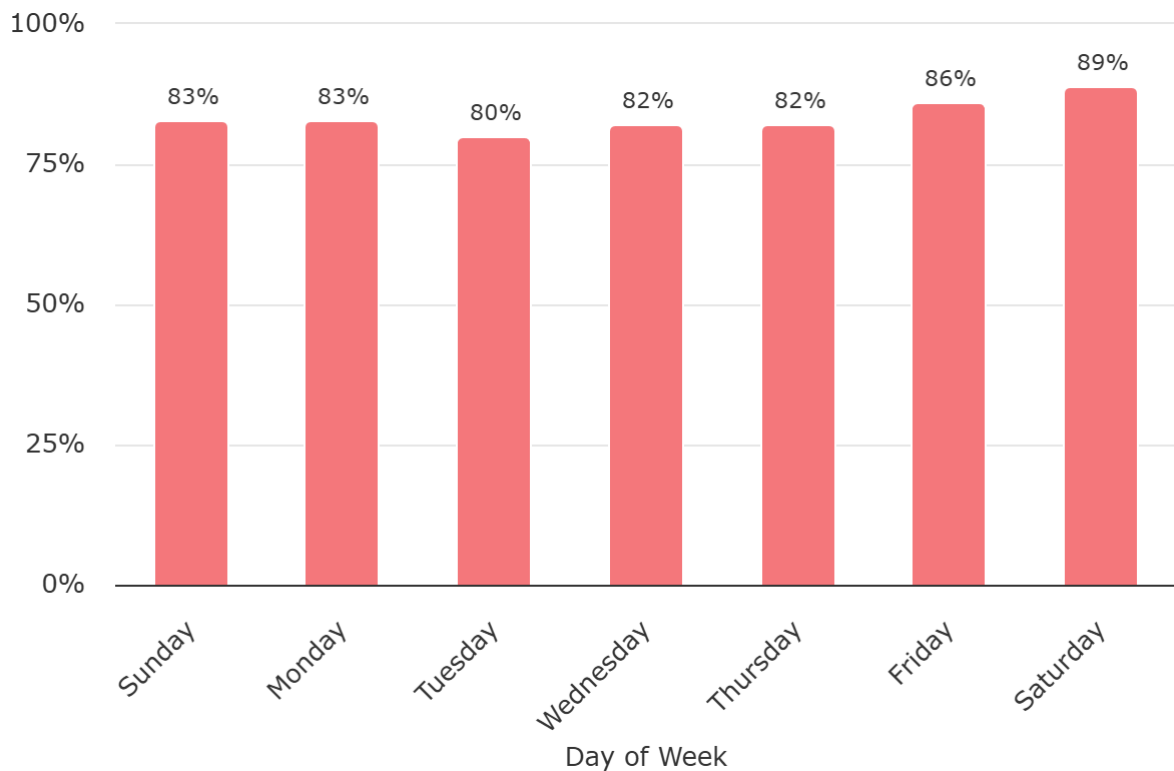
Price and Occupancy Trends

Day of Week Price Factor



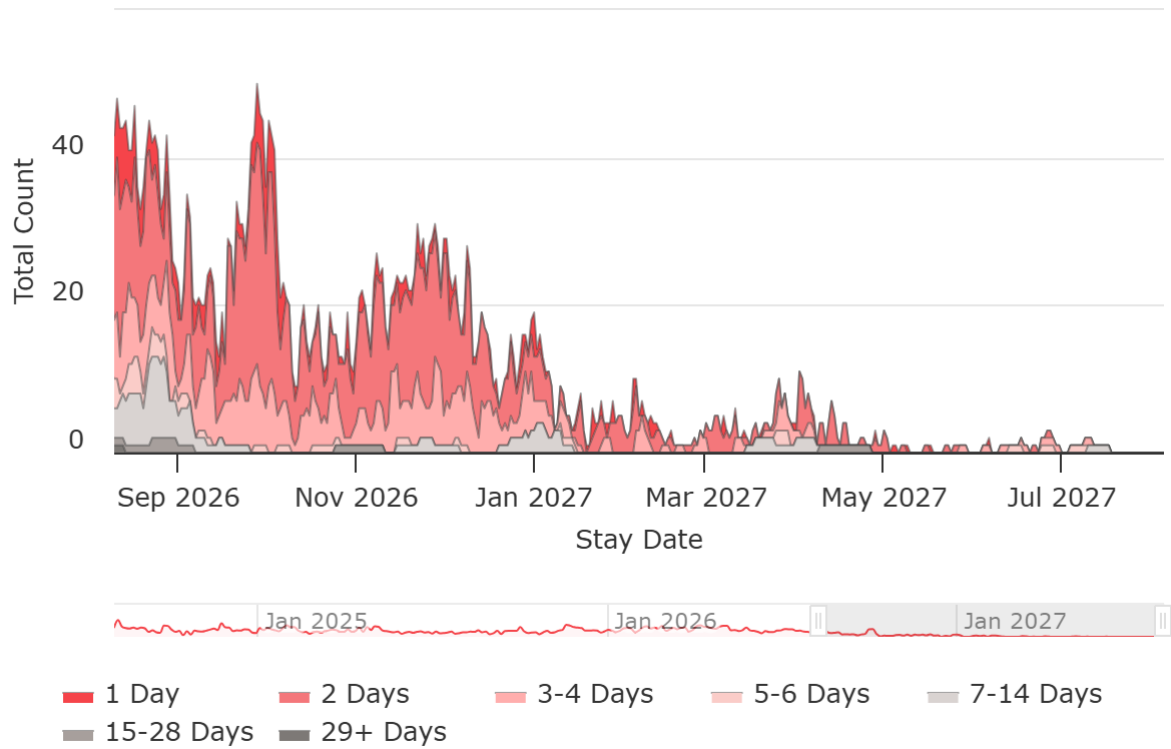
Price and Occupancy Trends

Day of Week Occupancy



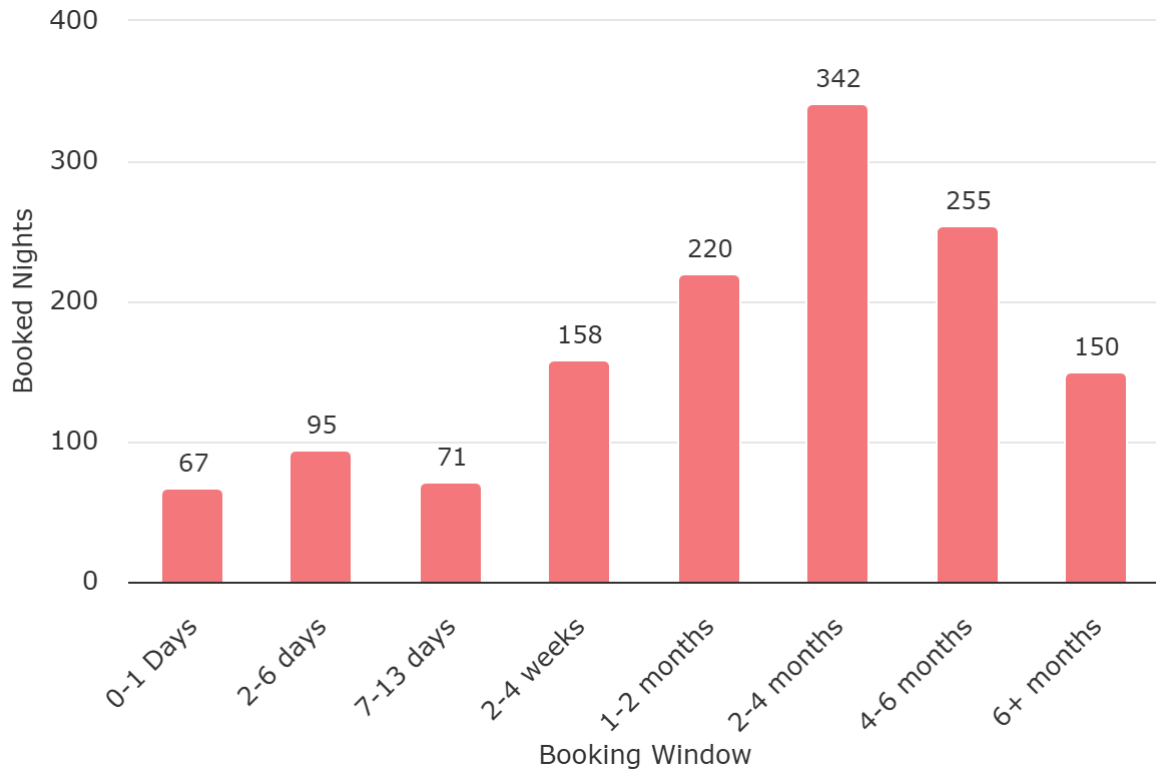
Length of Stay and Booking Window Trends

Length of Stay by Stay Date



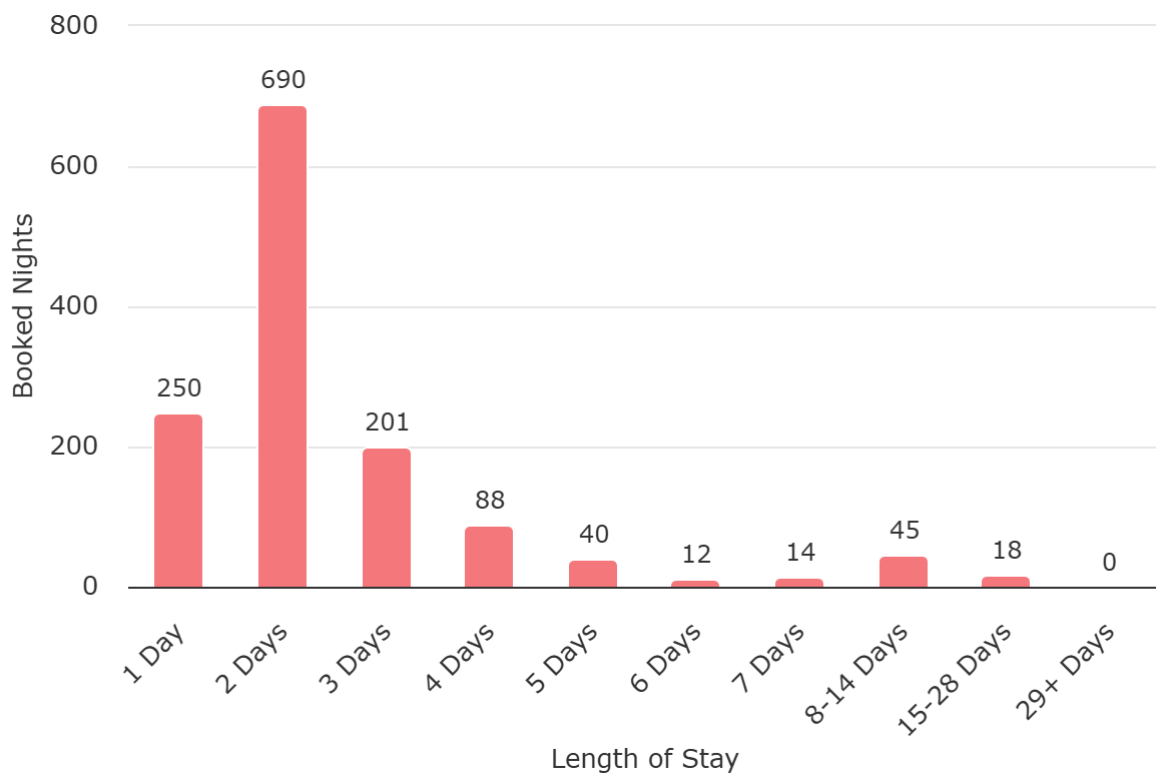
Length of Stay and Booking Window Trends

Booking Window for Recent Bookings



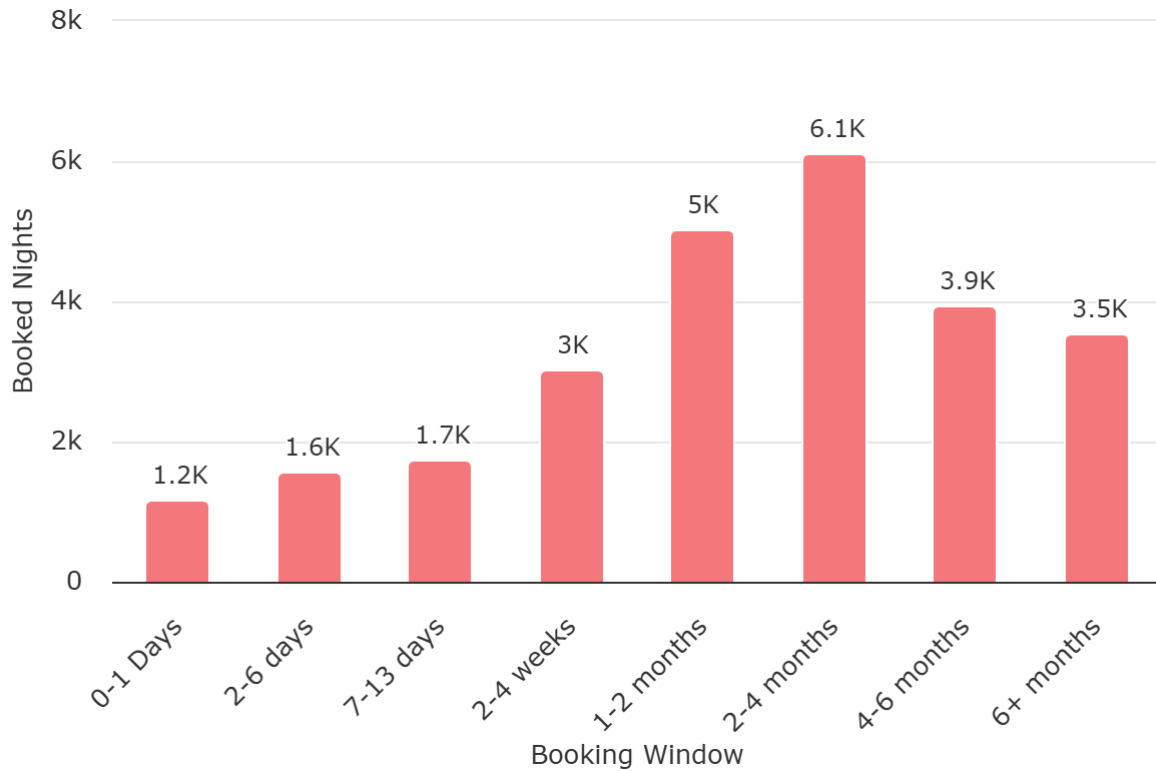
Length of Stay and Booking Window Trends

Length of Stay for Recent Bookings



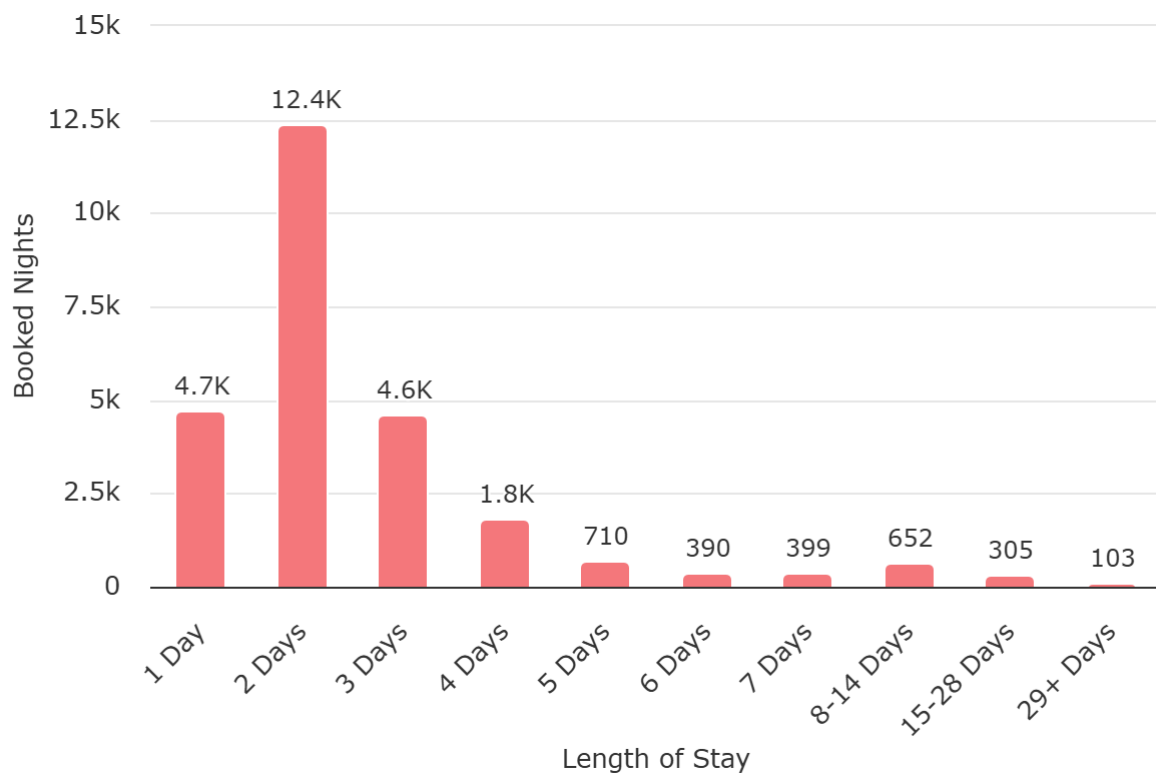
Length of Stay and Booking Window Trends

Booking Window for Stay Months



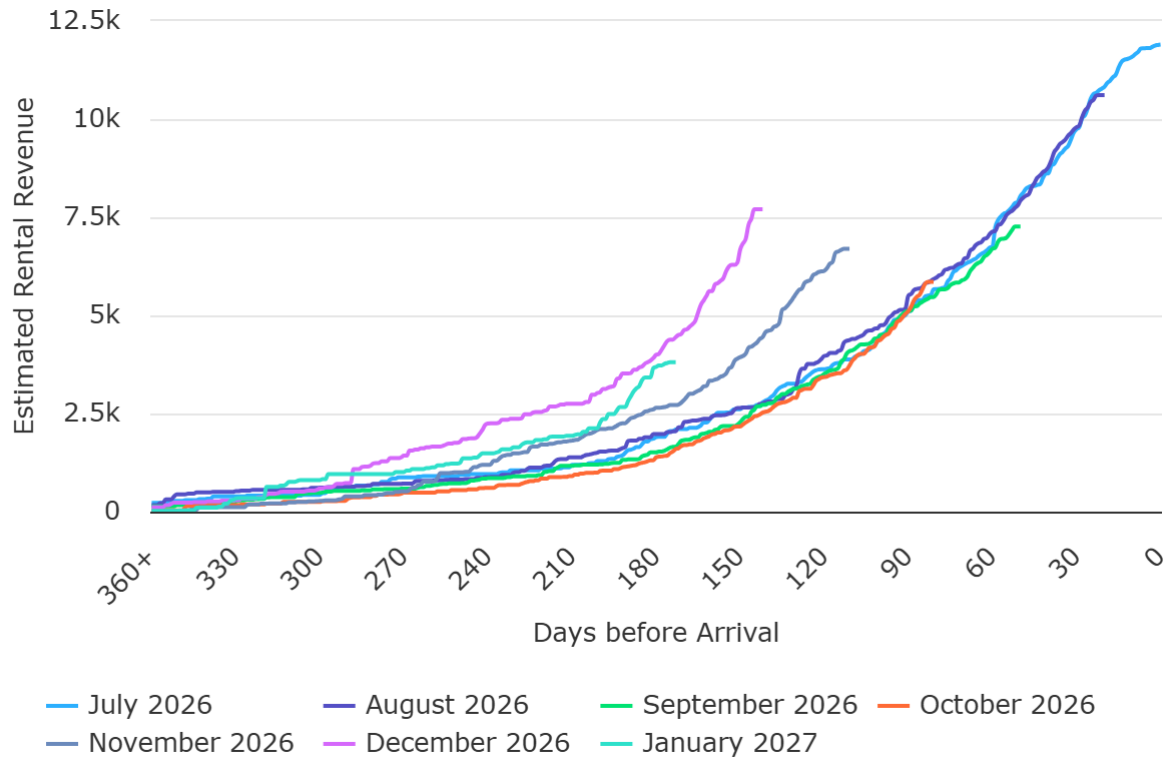
Length of Stay and Booking Window Trends

Length of Stay for Stay Months



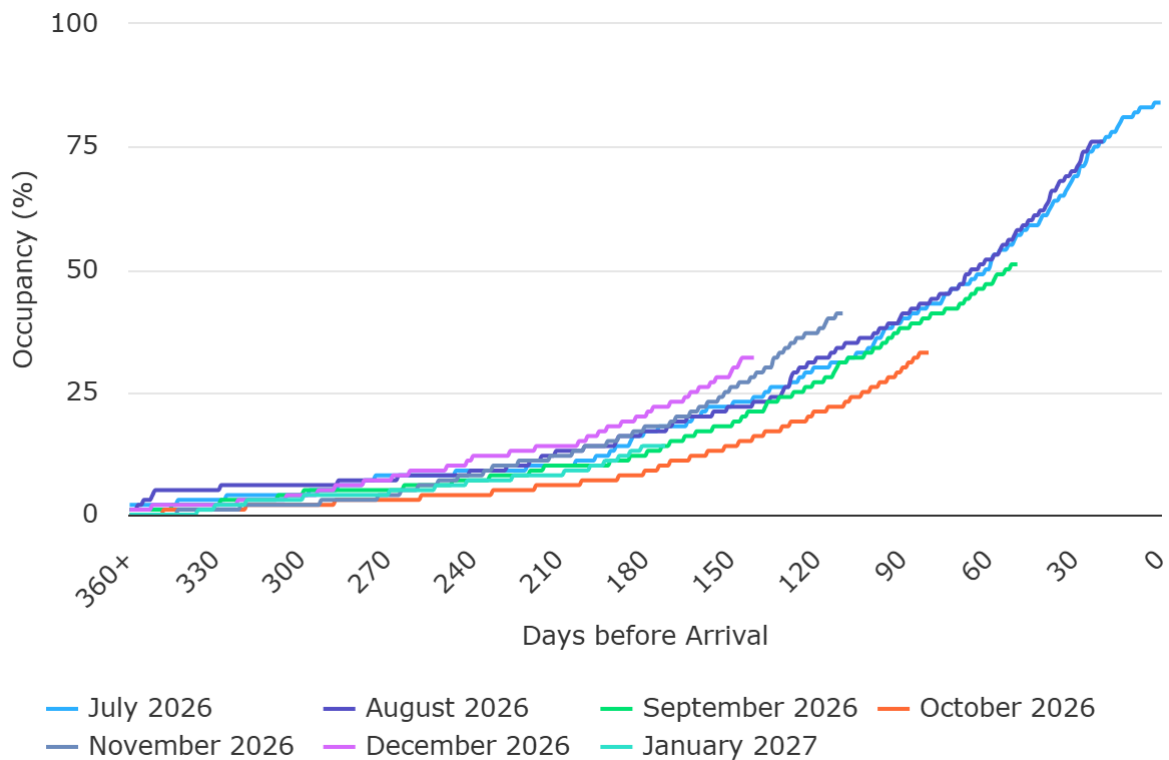
Booking Curves

Estimated Rental Revenue



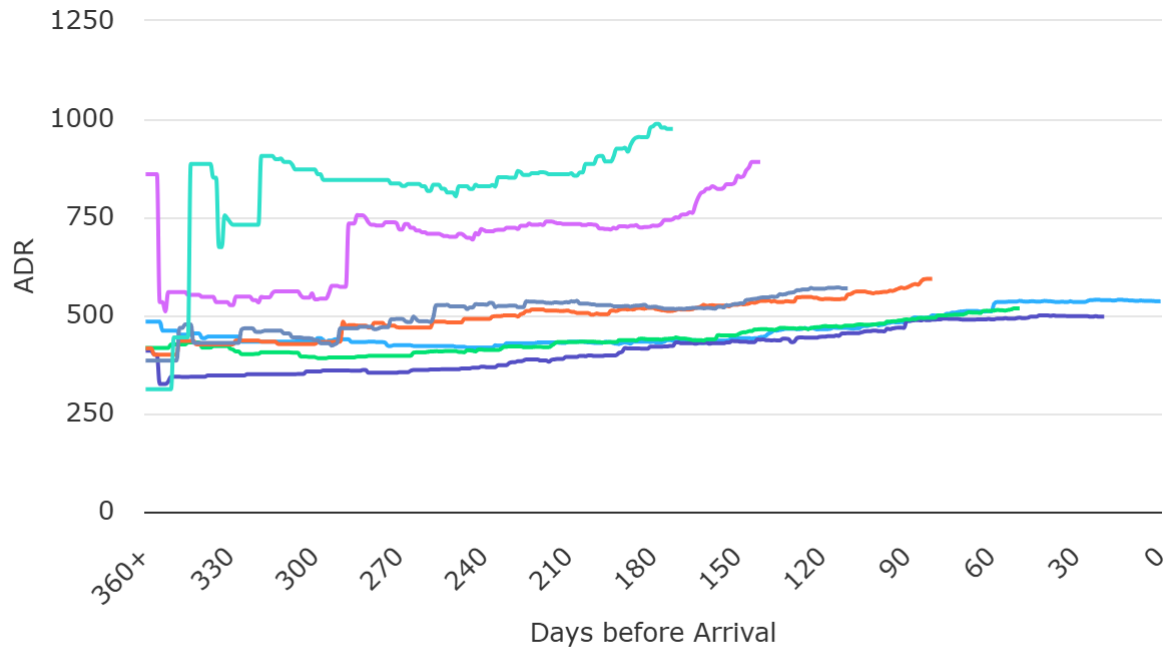
Booking Curves

Occupancy



Booking Curves

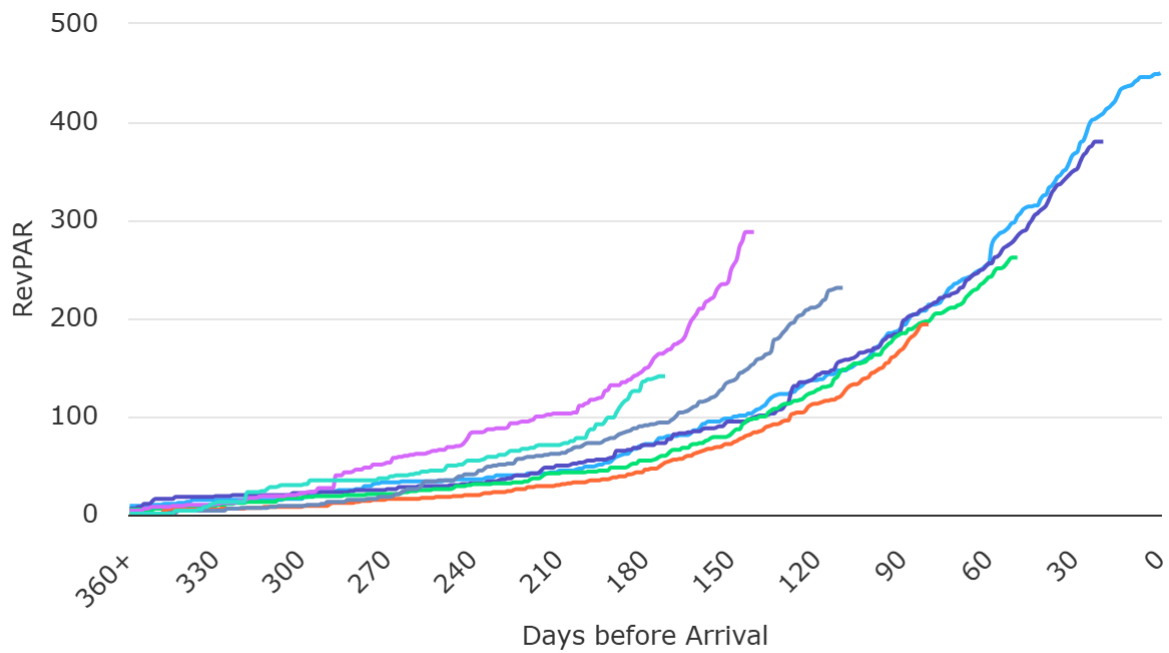
ADR



July 2026 August 2026 September 2026 October 2026
 November 2026 December 2026 January 2027

Booking Curves

RevPAR



July 2026 August 2026 September 2026 October 2026
 November 2026 December 2026 January 2027

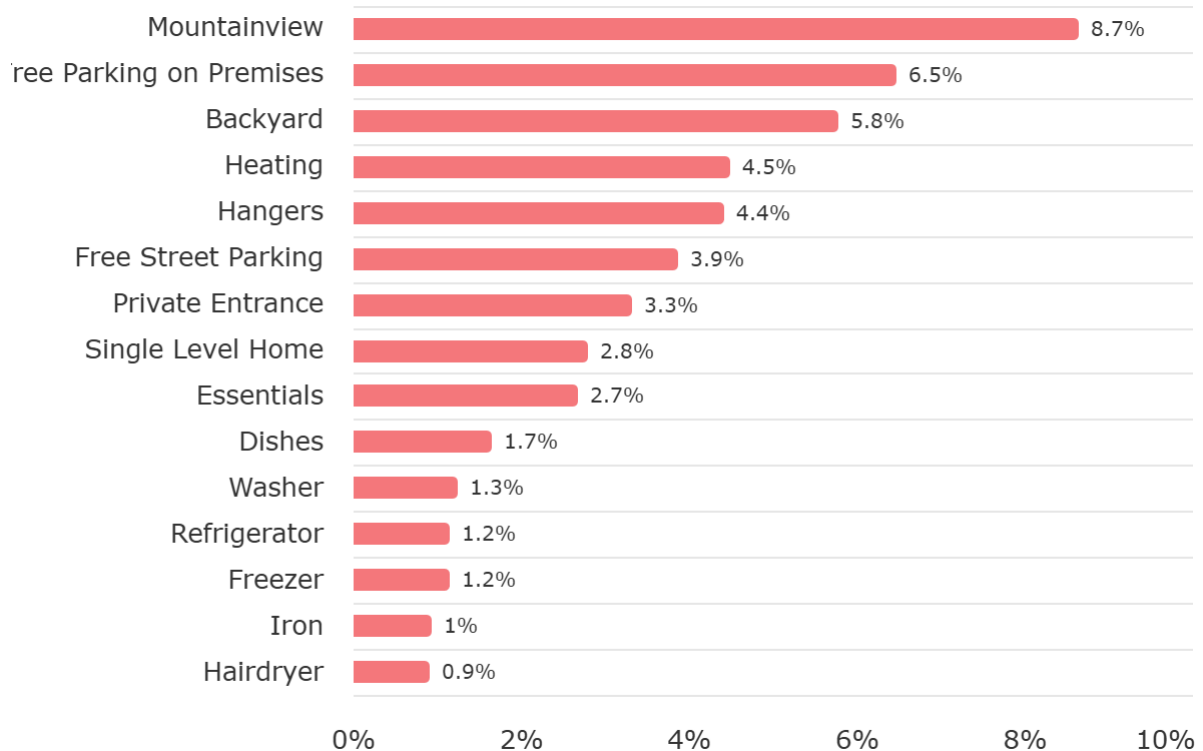
Amenities

Common Amenities



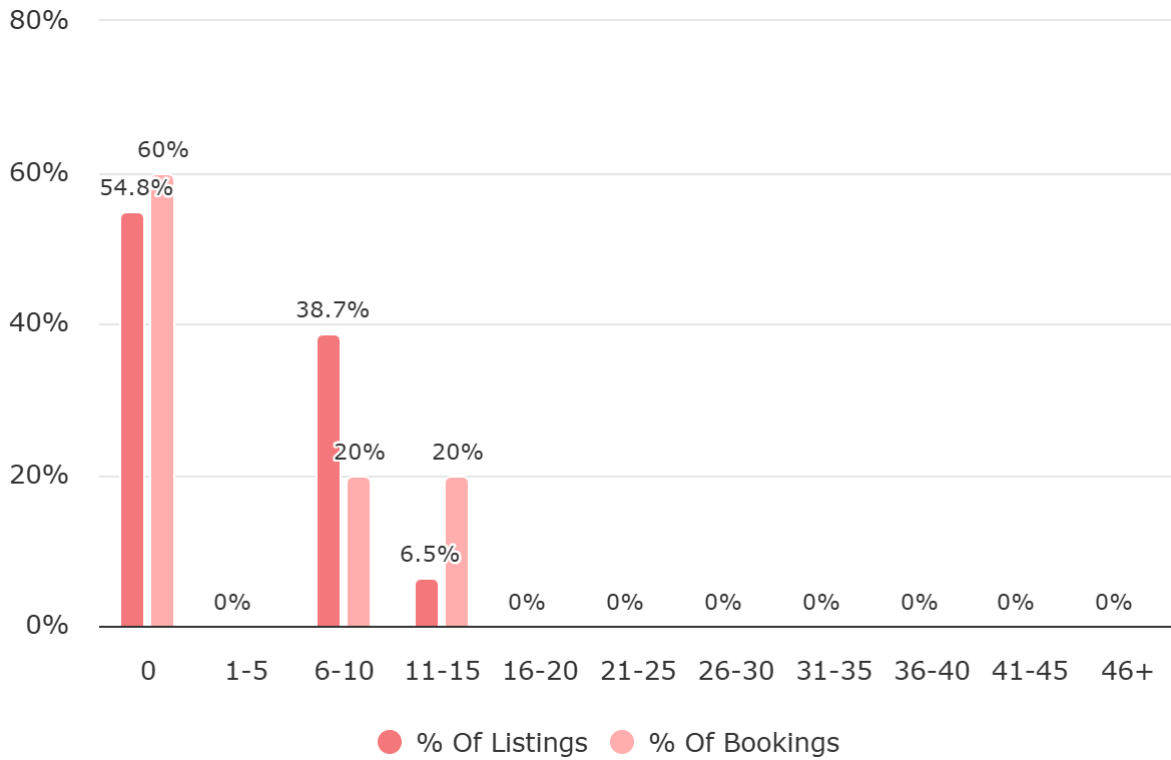
Amenities

Desired Amenities



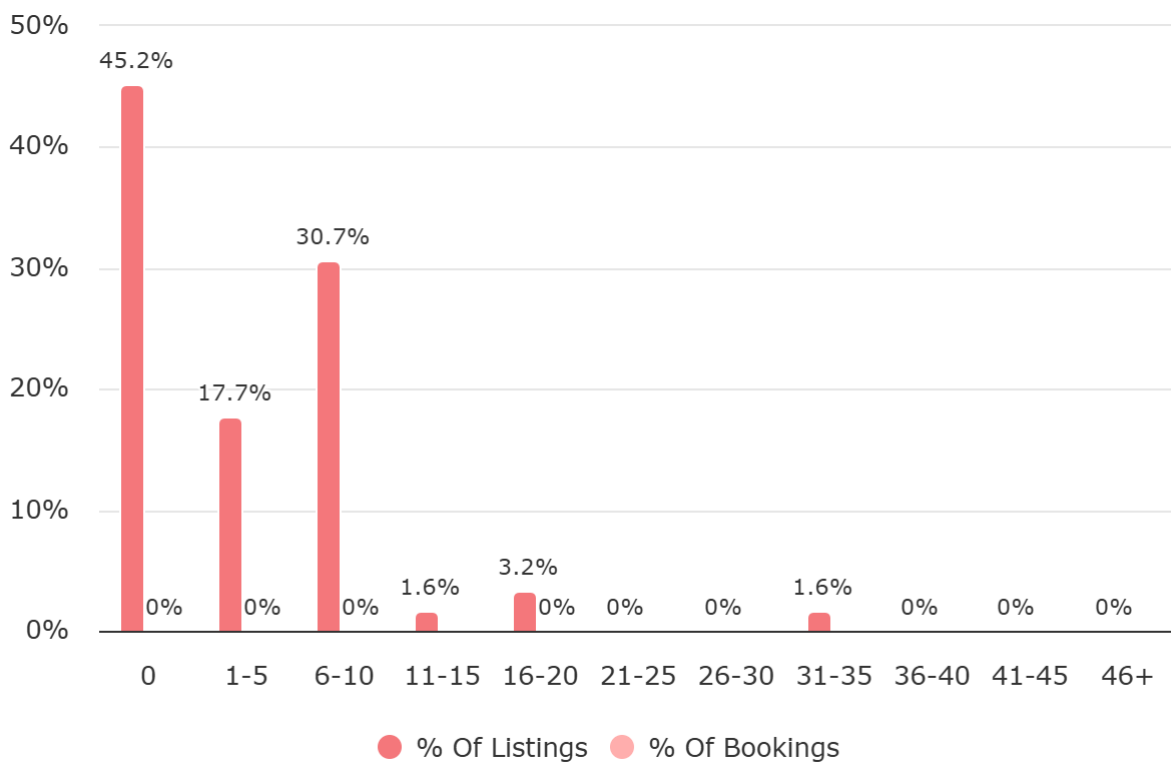
Policies and Fees

Weekly Discounts



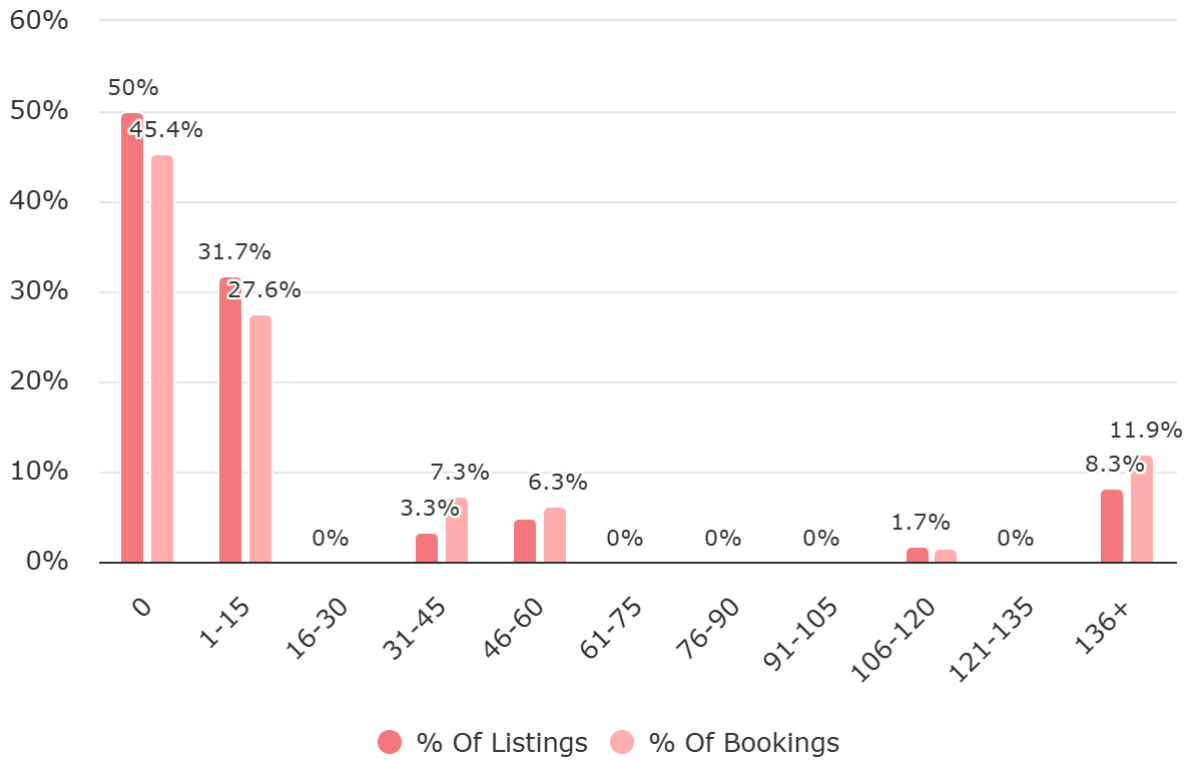
Policies and Fees

Monthly Discounts



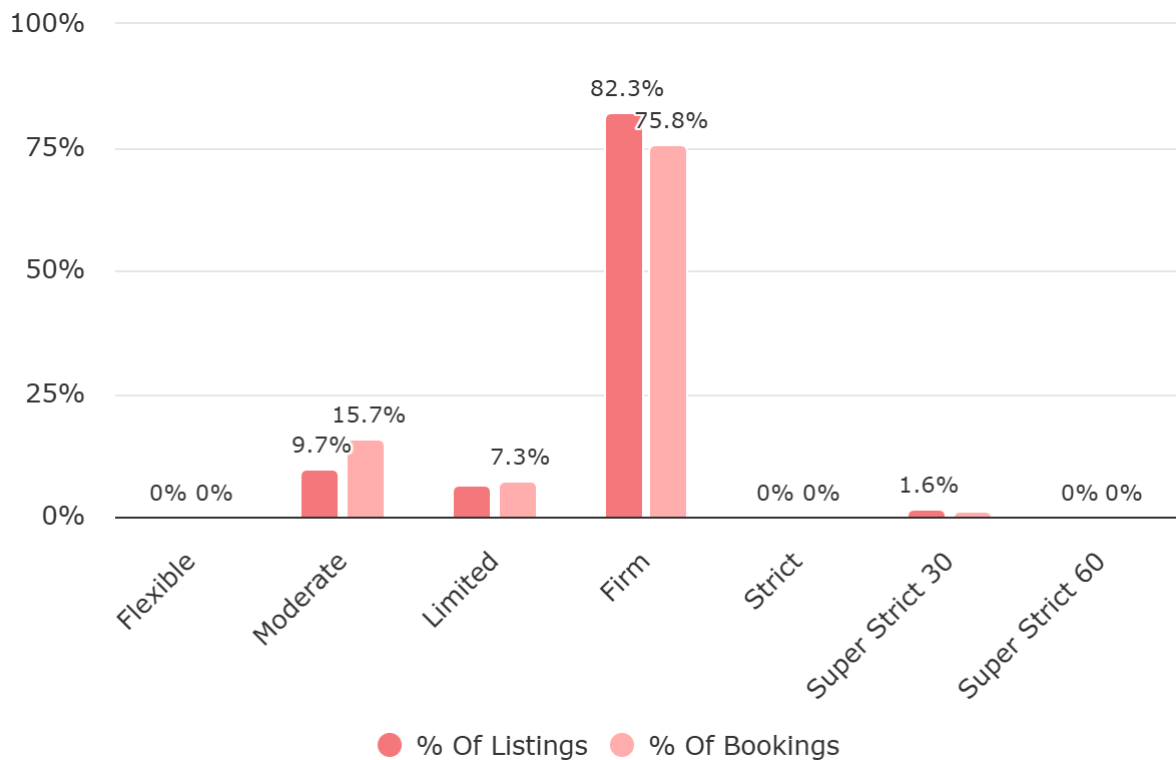
Policies and Fees

Cleaning Fees



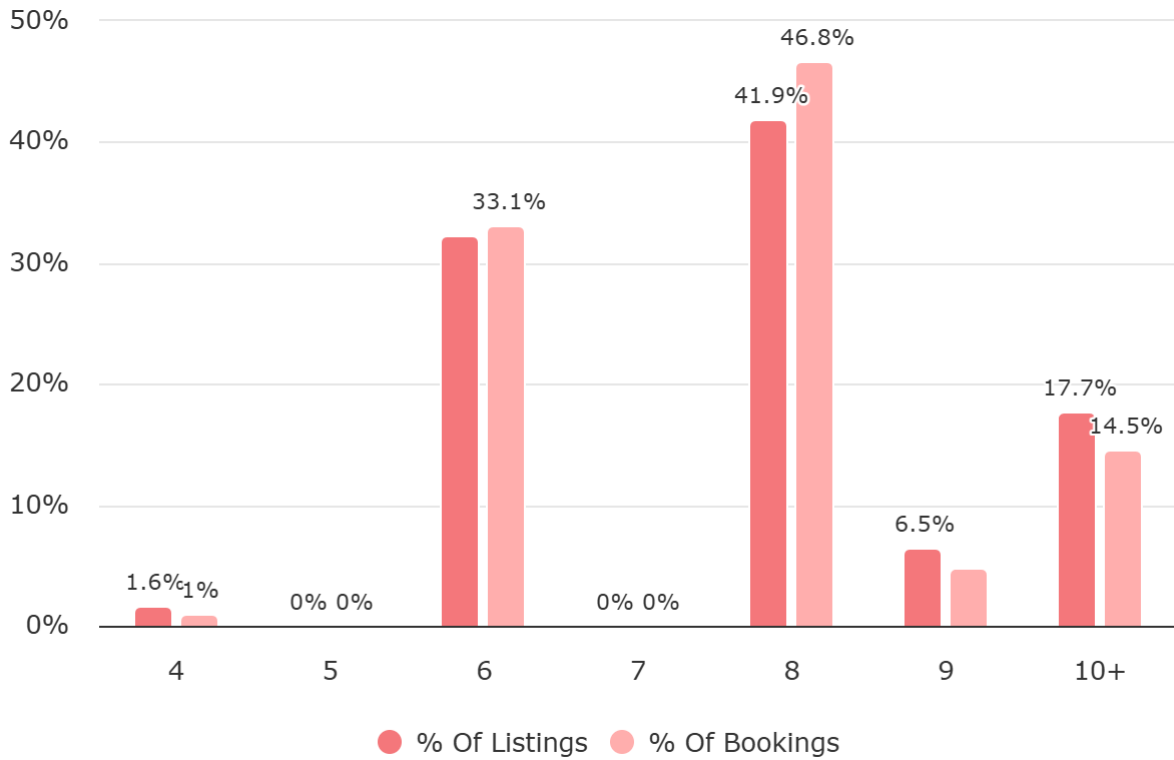
Policies and Fees

Cancellation Policies



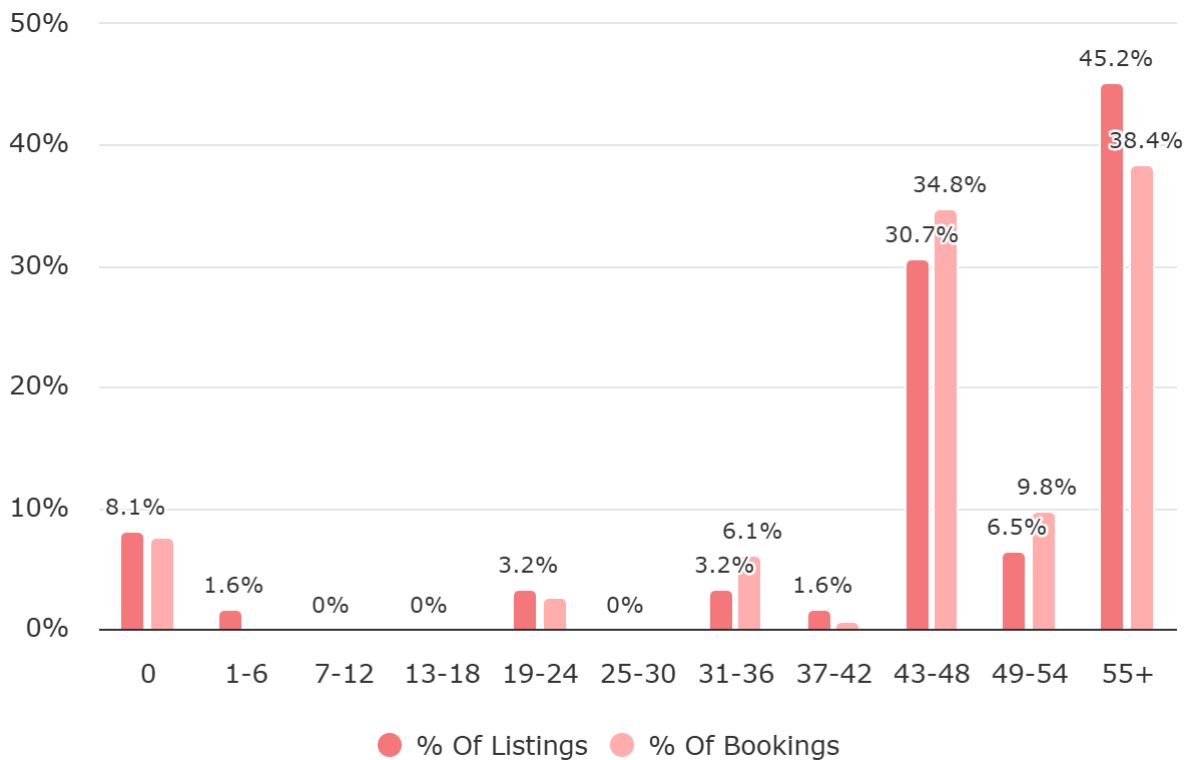
Policies and Fees

Max Number of Guests



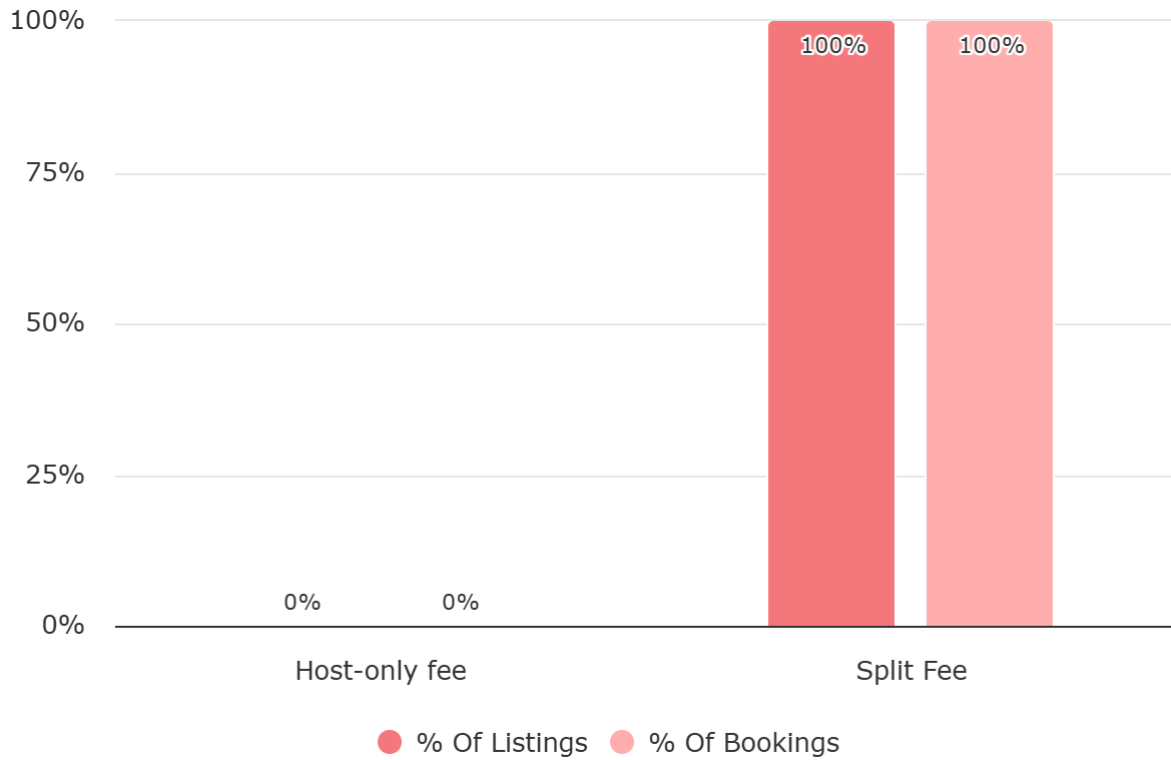
Policies and Fees

Extra Person Fees



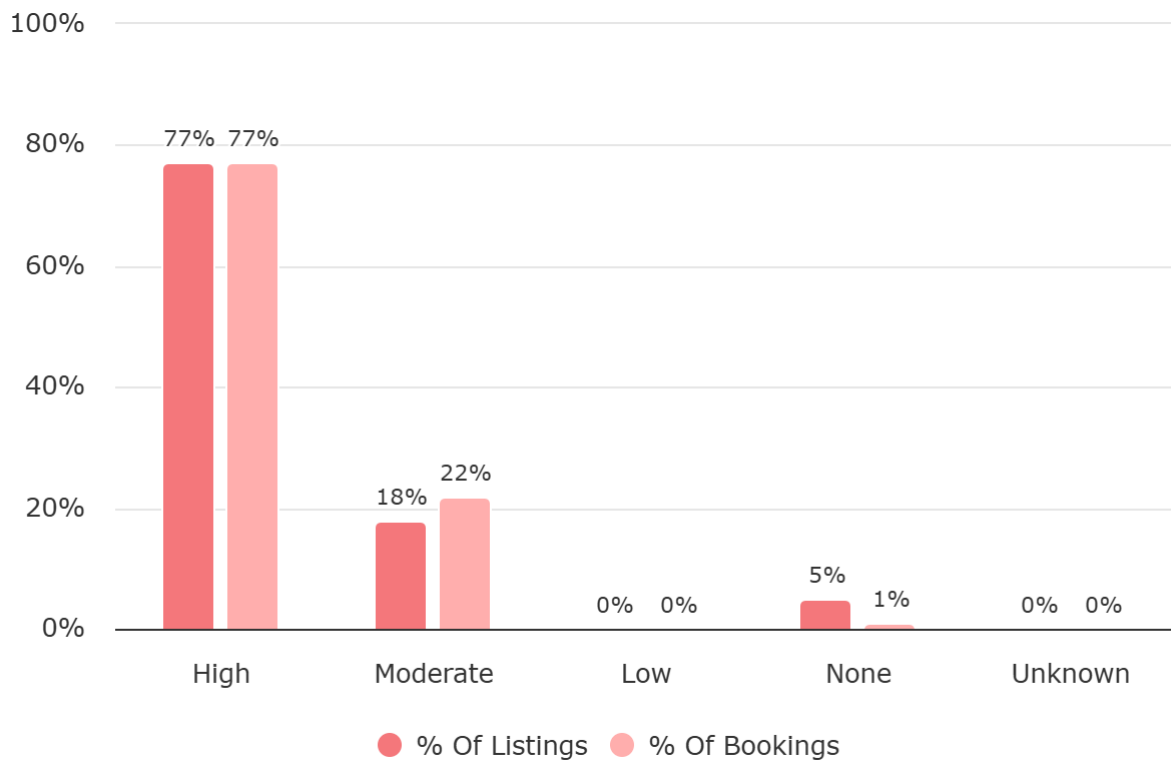
Operational Intelligence

Market Fee Type



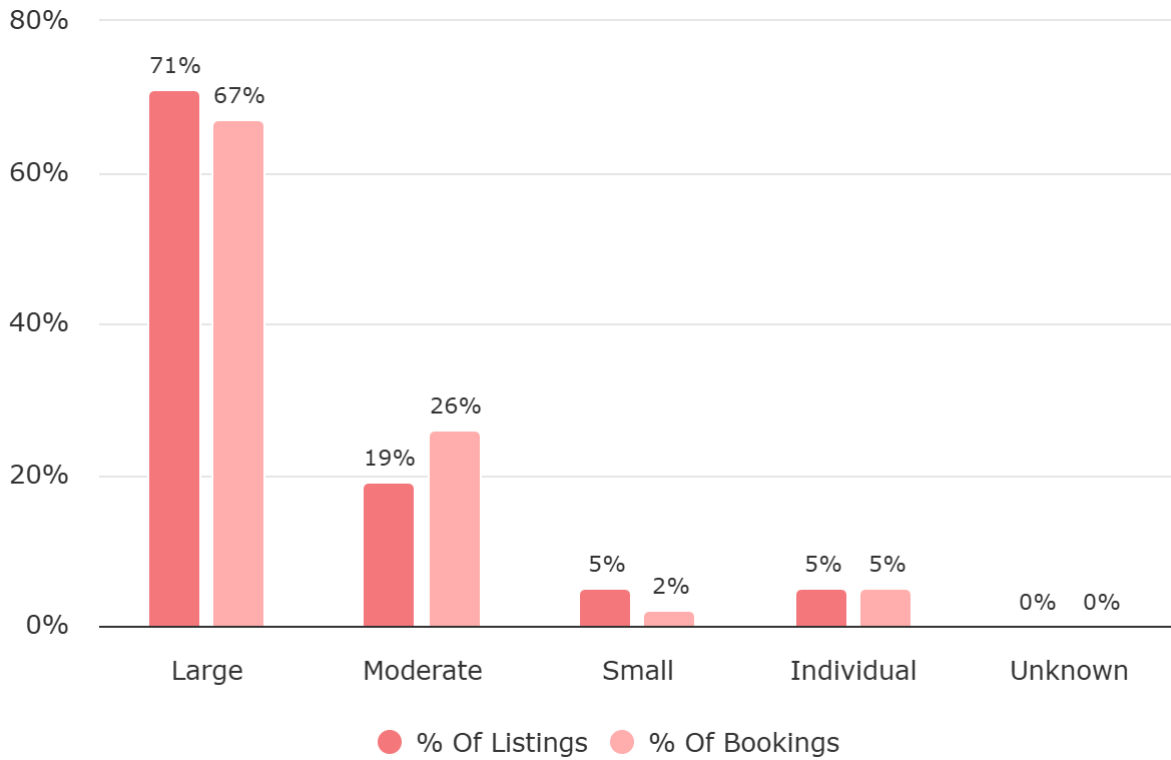
Operational Intelligence

Dynamic Pricing



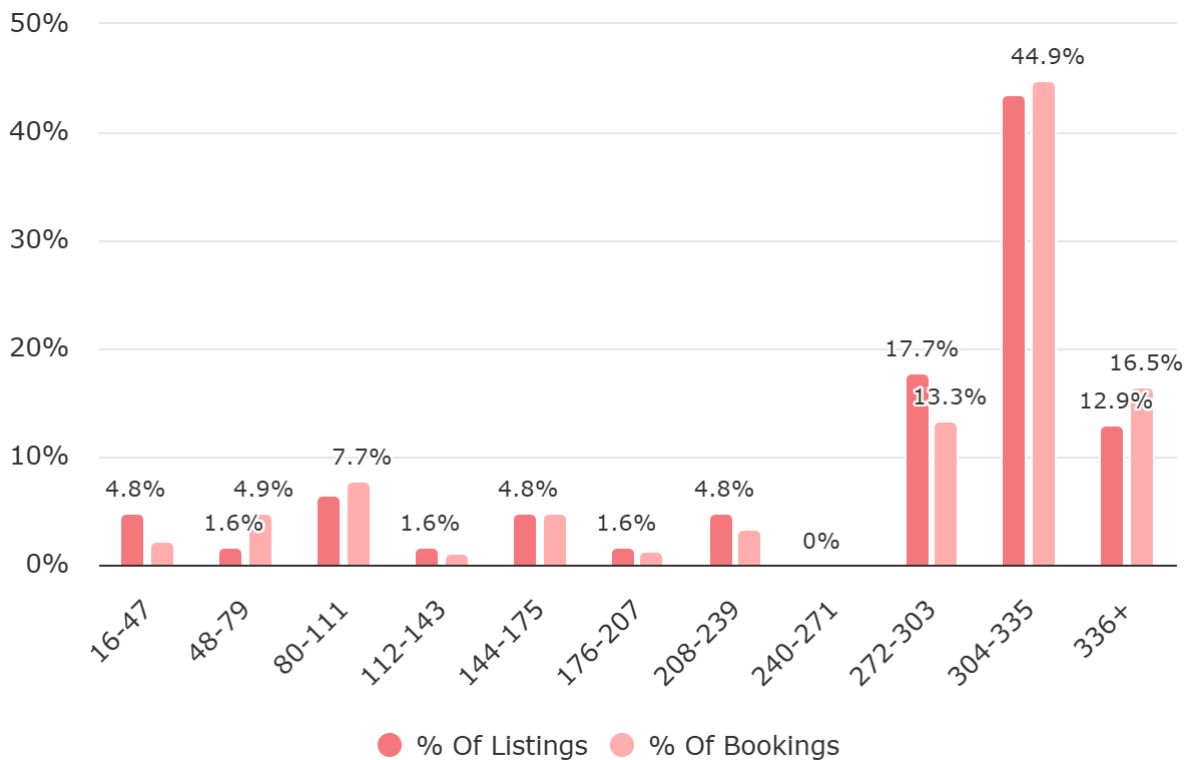
Operational Intelligence

Professionally Managed



Operational Intelligence

Available Days





Market Report for:

Lake Tekapo 5BR Market Report

Airbnb: 5BR COMPSET LAKE TEKAPO

Created Date

Aug 10, 2026

Estimated Rental Revenue

\$162.52K

RevPAR

\$513

Estimated Occupancy %

82

Ohana Property

gwyneth@ohanaproperty.com

KPIs

Key Perfomance Indicators

Estimated Rental Revenue \$162.52K ↑ \$40.24K VS STLY	Available Listings 16 -	RevPAR \$513 ↑ \$132 VS STLY	ADR (Average Daily Rate) \$625 ↑ \$126 VS STLY
Booking Window 60 ↑ 7 VS STLY	Bookings 2.19K ↑ 165 VS STLY	Estimated Occupancy % 82 ↑ 6 VS STLY	Length of Stay 2 -

Listing Map

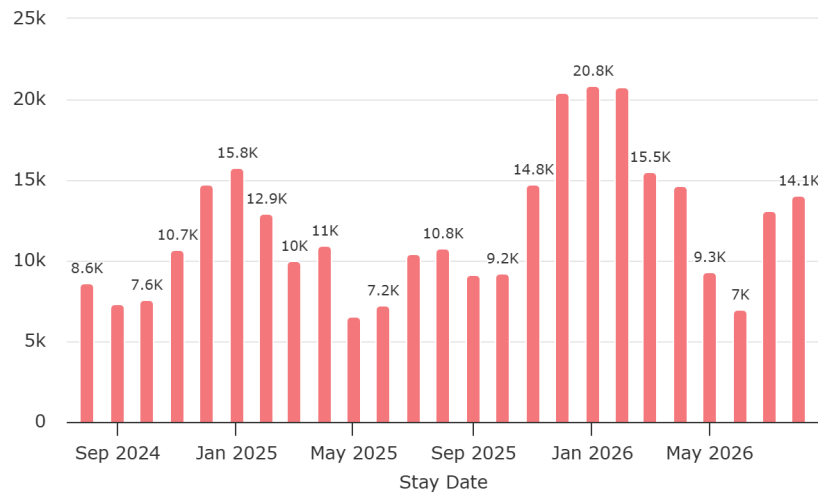
Location Map of Selected Listings



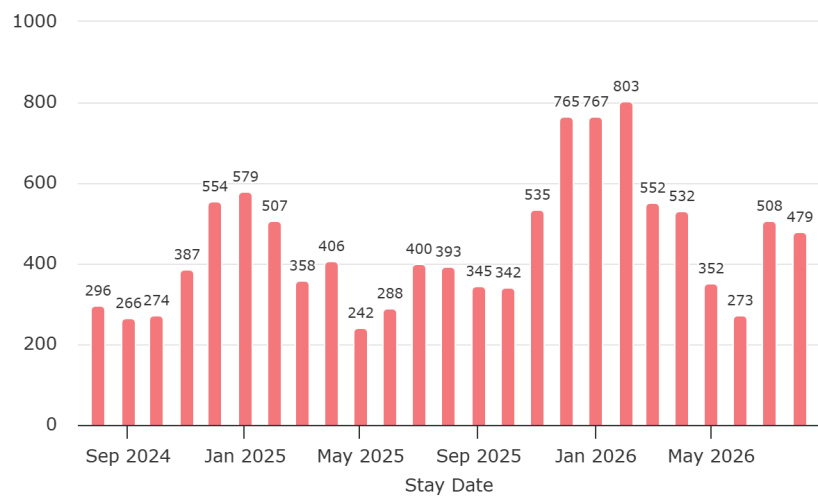
Market Summary

Market History

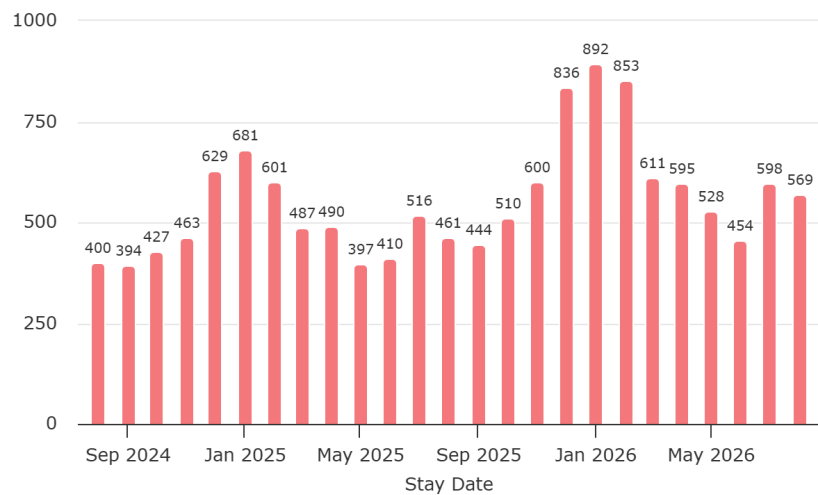
Estimated Avg. Rental Revenue



Avg. RevPAR

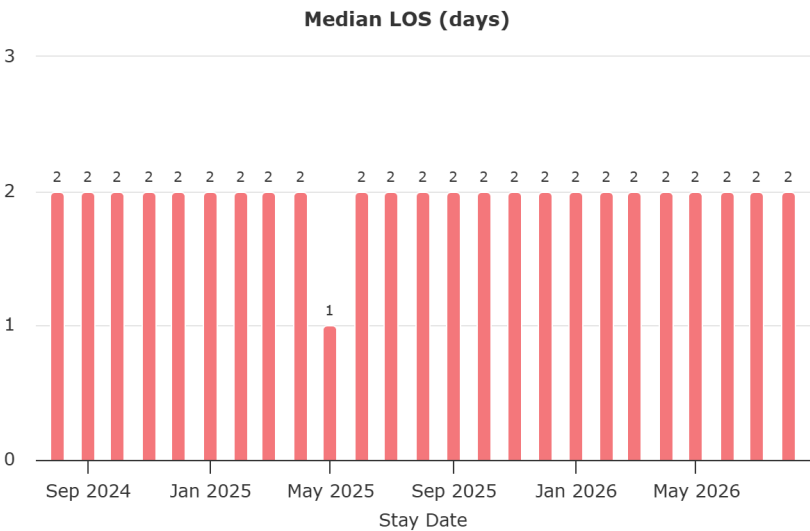
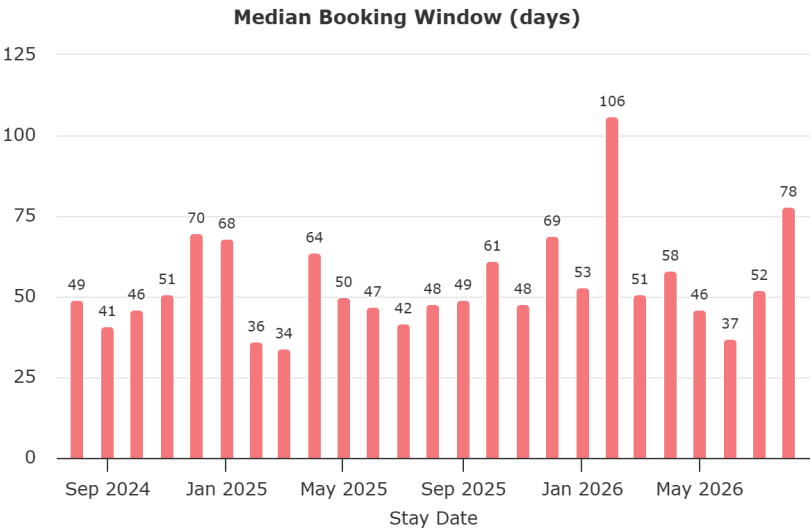
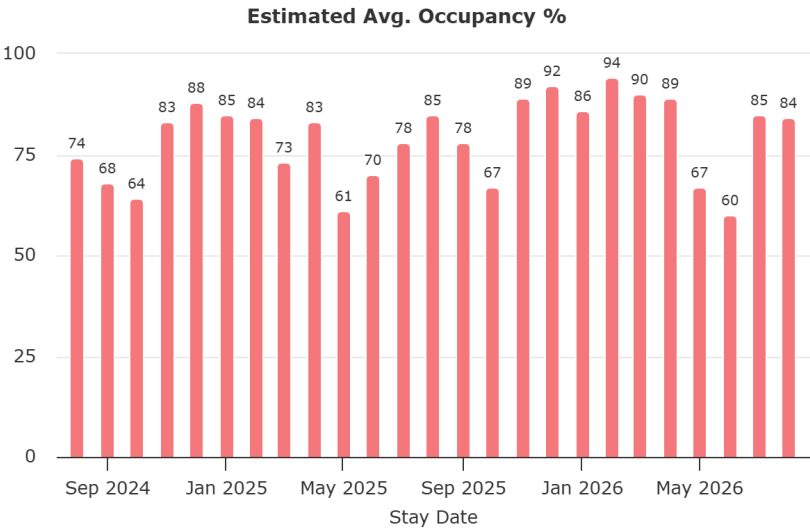


Avg. ADR



Market Summary

Market History



Market Summary

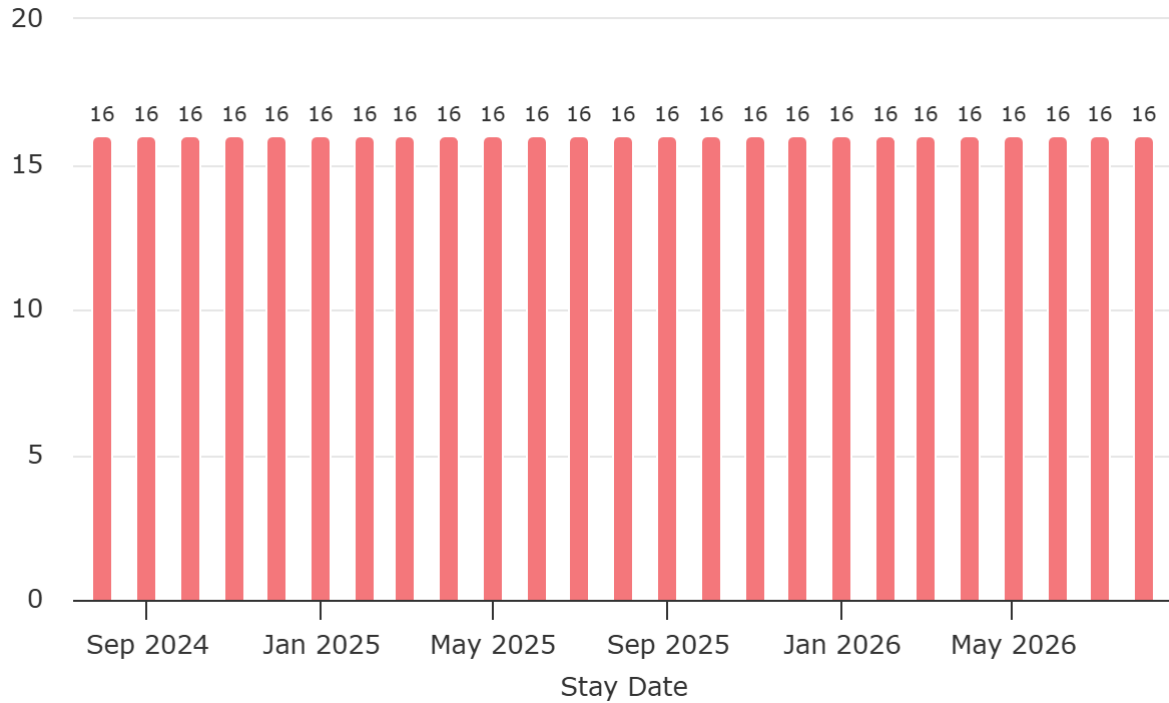
Summary Table

Category	Active Listings	Median Listed Price	Median Booked Nightly Price	Median Booked Weekly Price	Median Booked Monthly Price	Median LOS	Median Booking Window
5BR COMPSET LAKE TEKAPO	16	639	590	343	1153	2	60
5 BR	16	640	590	343	1153	2	60

Market Summary

Market Supply

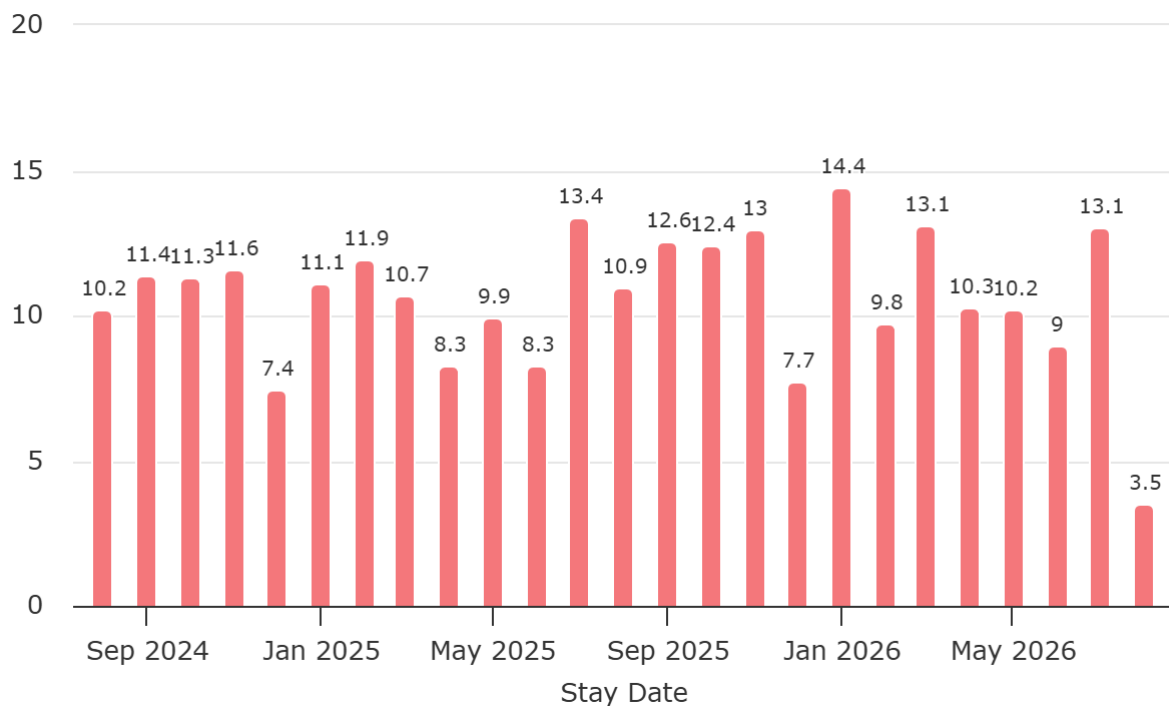
Active Listings



Market Summary

Market Demand

Average Bookings per Listing



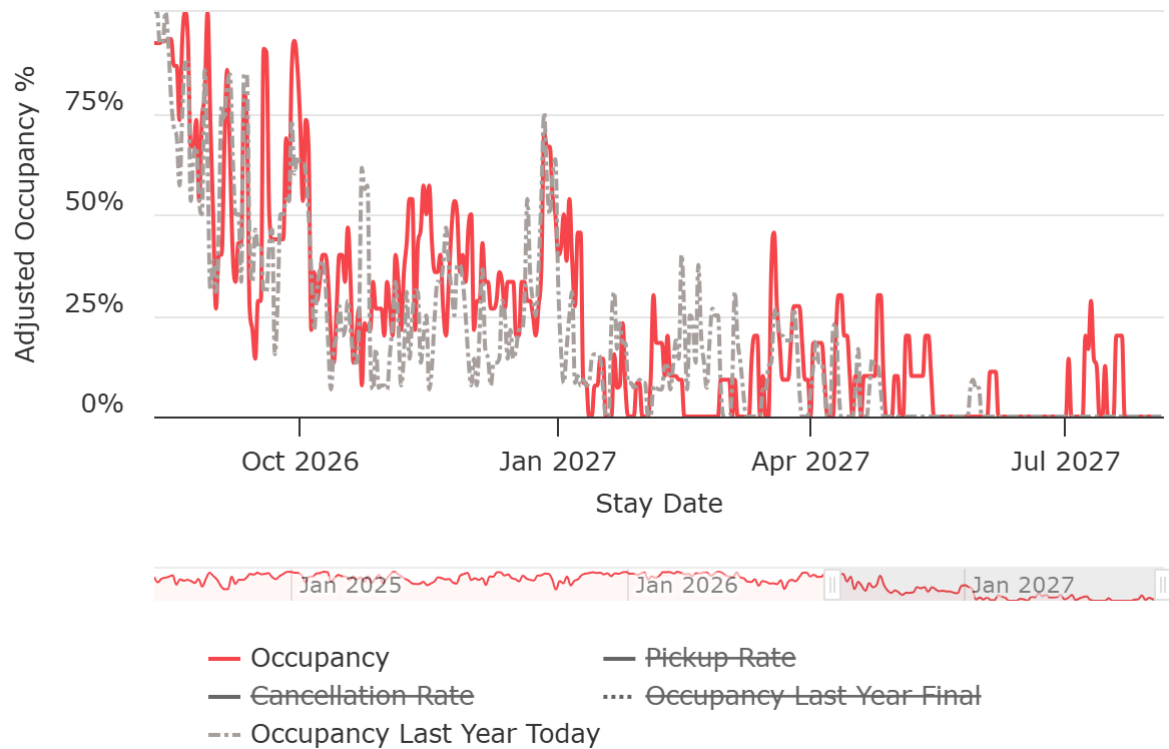
Price and Occupancy Trends

Key Future Dates

- 📅 Sep 28, 2026 to Oct 01, 2026 is seeing a 47.9 % increase in occupancy compared to surrounding dates
- 📅 Dec 27, 2026 to Dec 31, 2026 is seeing a 27.2 % increase in occupancy compared to surrounding dates
- 📅 Apr 25, 2027 to Apr 26, 2027 is seeing a 25.0 % increase in occupancy compared to surrounding dates
- 📅 Sep 18, 2026 to Sep 19, 2026 is seeing a 24.0 % increase in occupancy compared to surrounding dates
- 📅 Jul 10, 2027 is seeing a 28.6 % increase in occupancy compared to surrounding dates

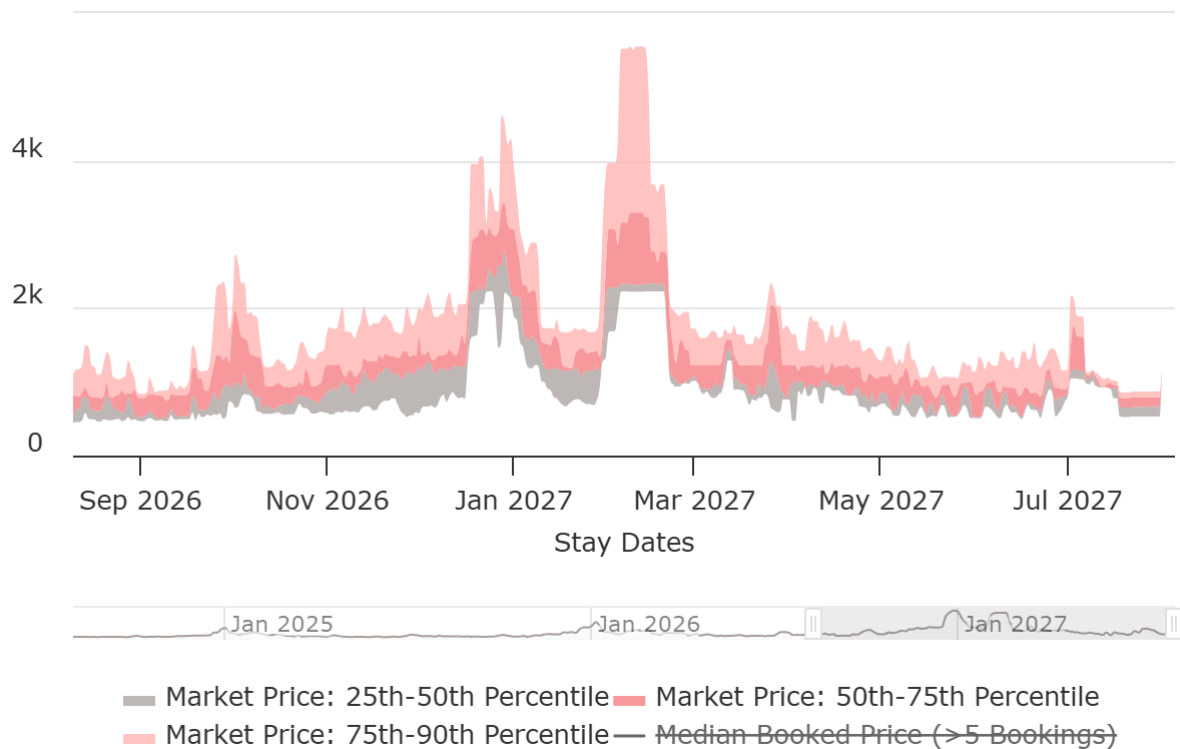
Price and Occupancy Trends

Future Occupancy, Bookings and Cancellations



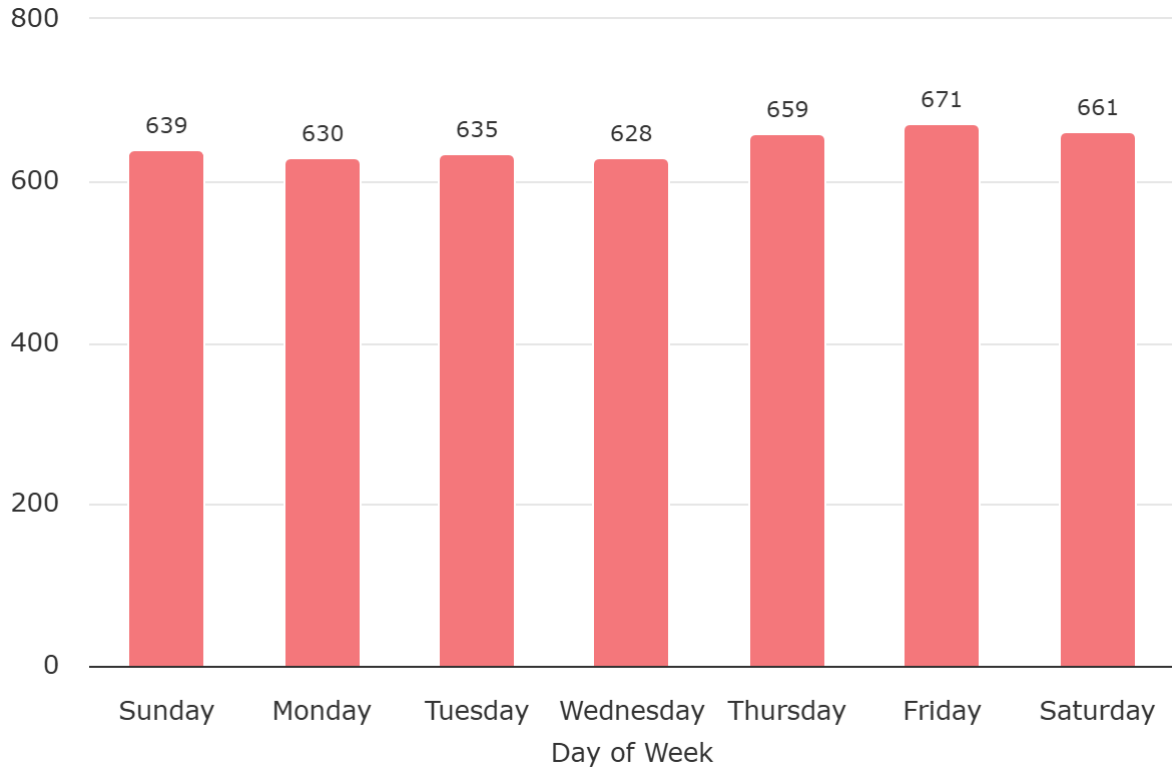
Price and Occupancy Trends

Future Prices



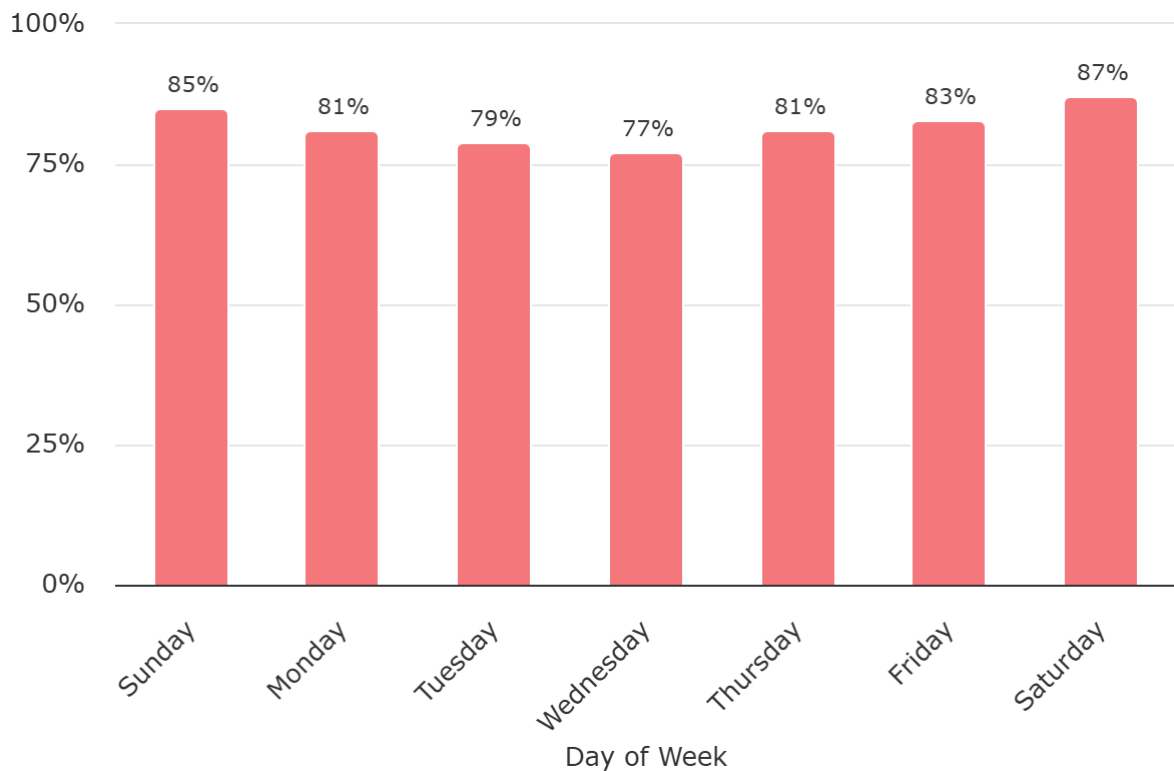
Price and Occupancy Trends

Day of Week Price Factor



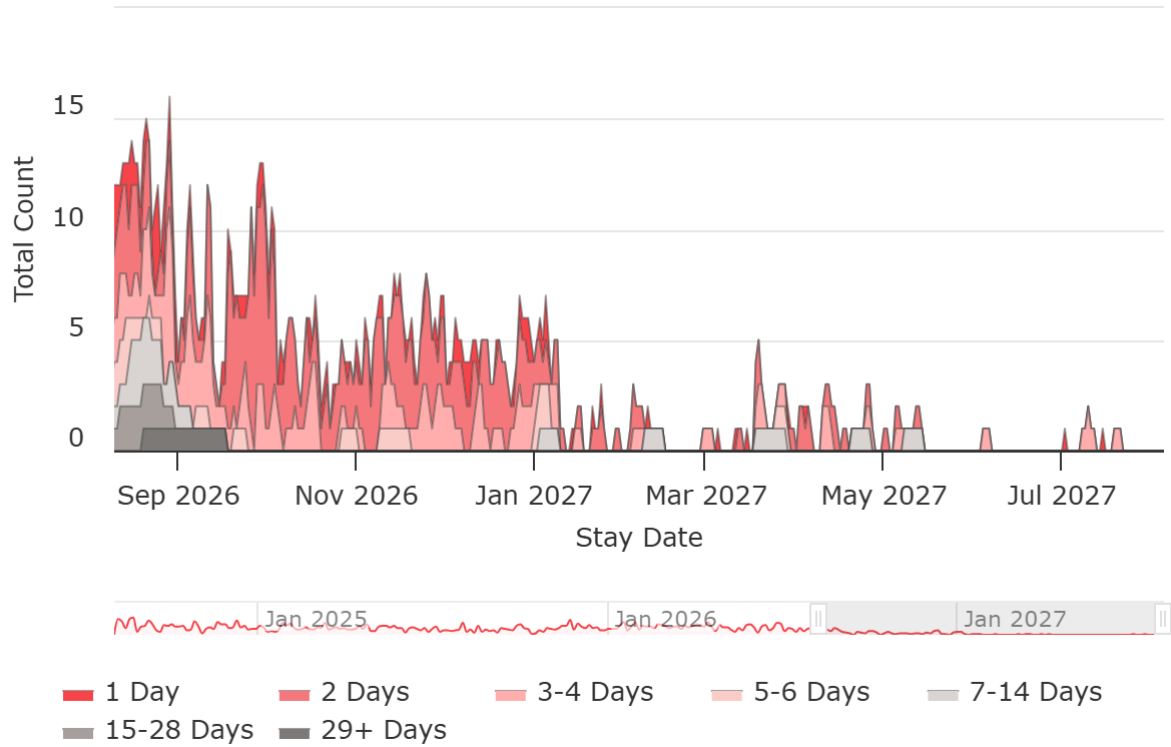
Price and Occupancy Trends

Day of Week Occupancy



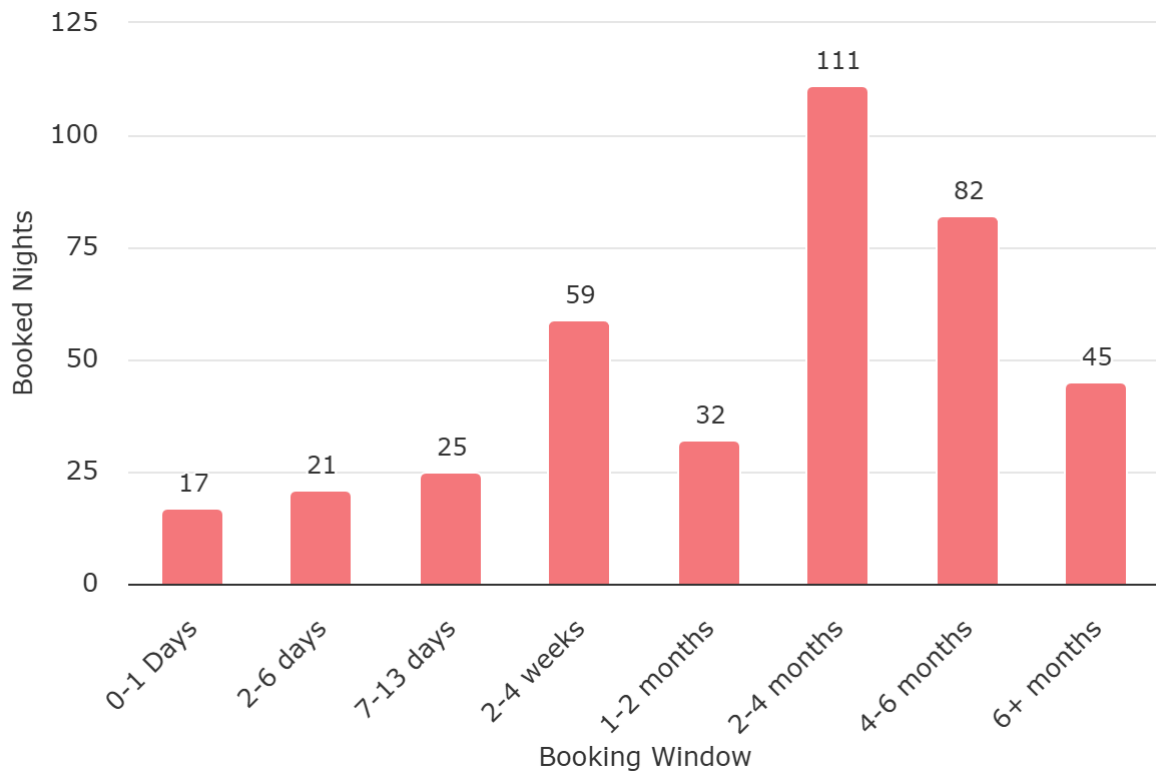
Length of Stay and Booking Window Trends

Length of Stay by Stay Date



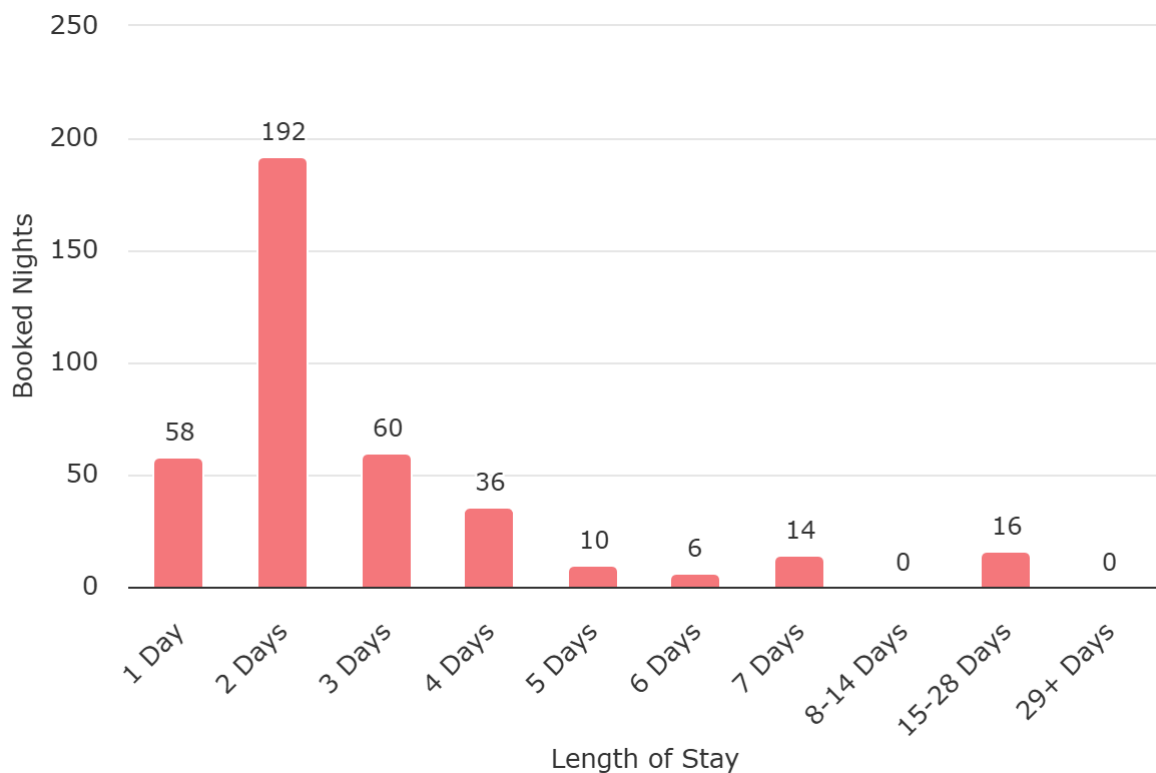
Length of Stay and Booking Window Trends

Booking Window for Recent Bookings



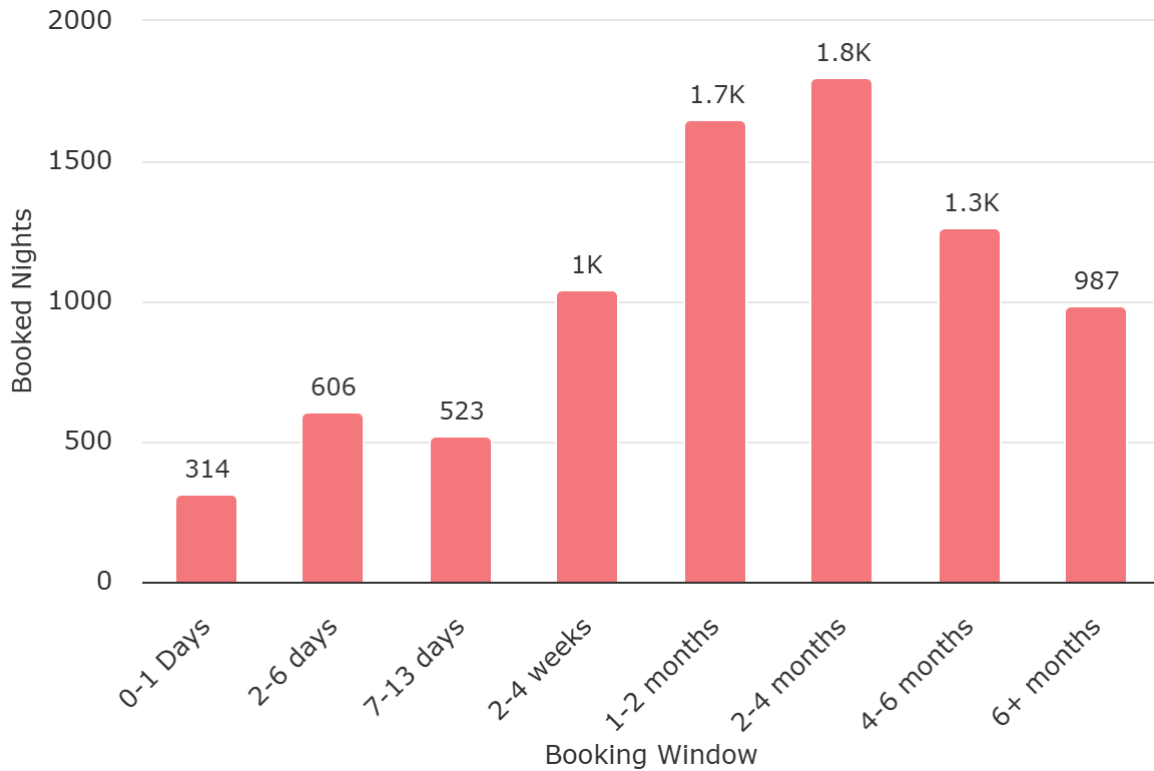
Length of Stay and Booking Window Trends

Length of Stay for Recent Bookings



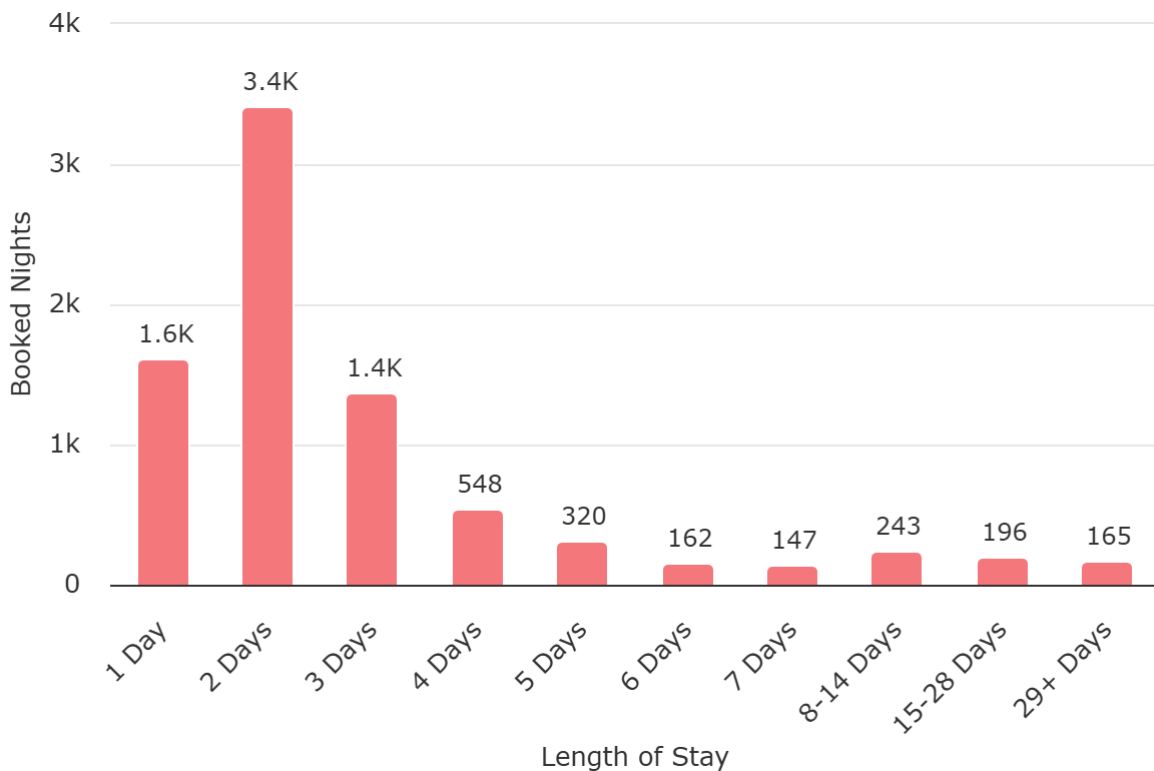
Length of Stay and Booking Window Trends

Booking Window for Stay Months



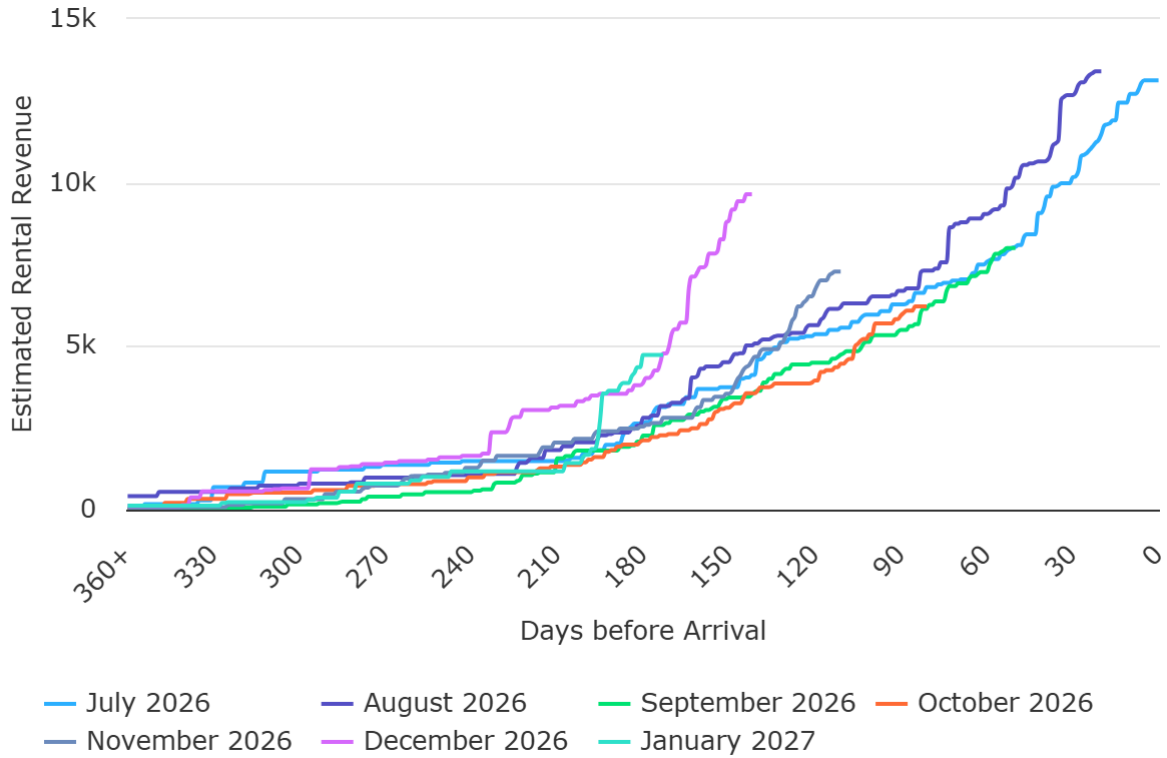
Length of Stay and Booking Window Trends

Length of Stay for Stay Months



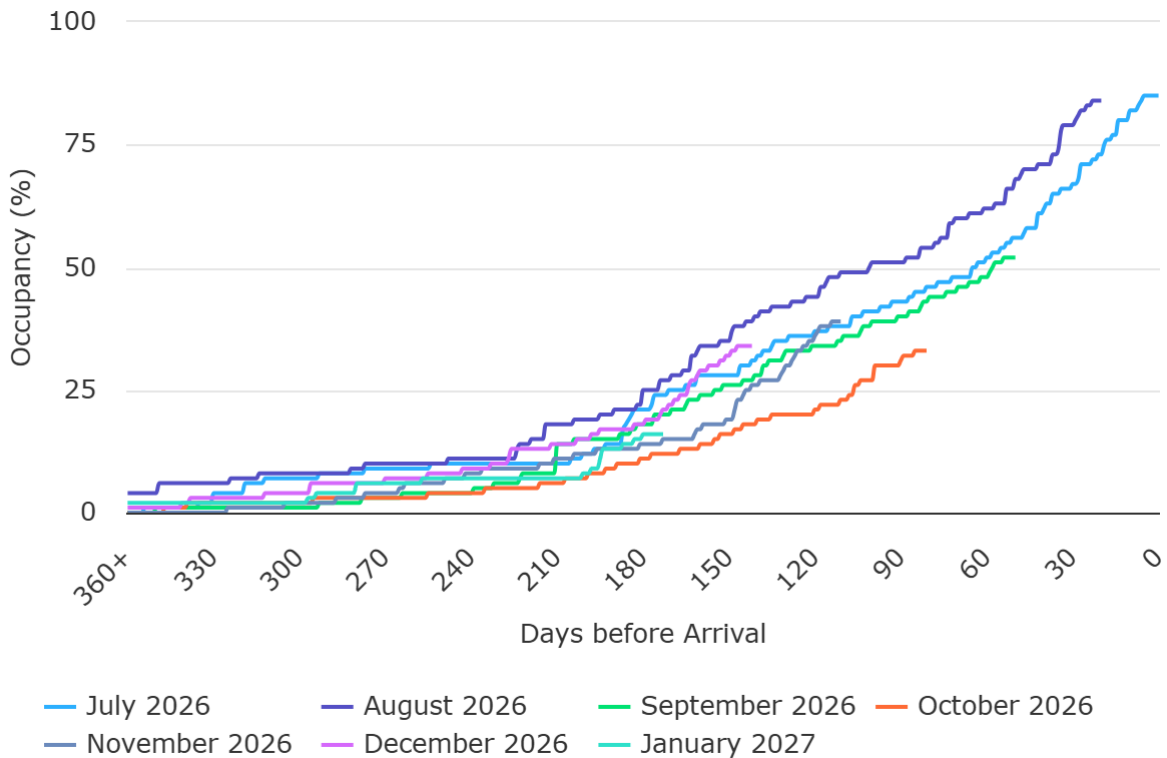
Booking Curves

Estimated Rental Revenue



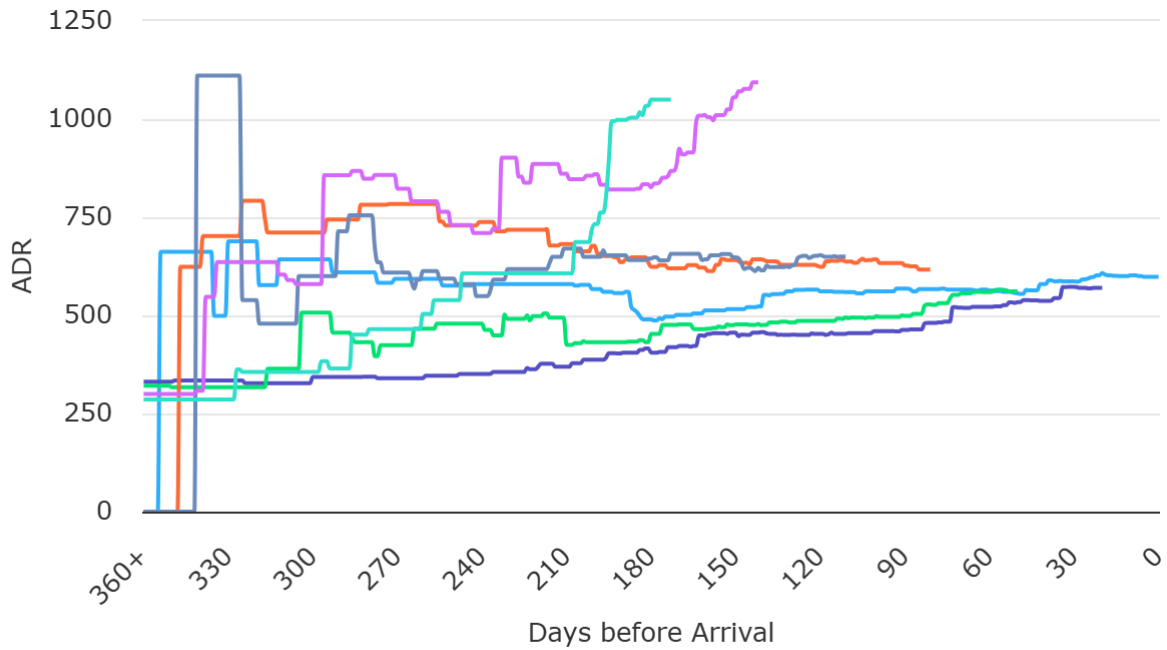
Booking Curves

Occupancy



Booking Curves

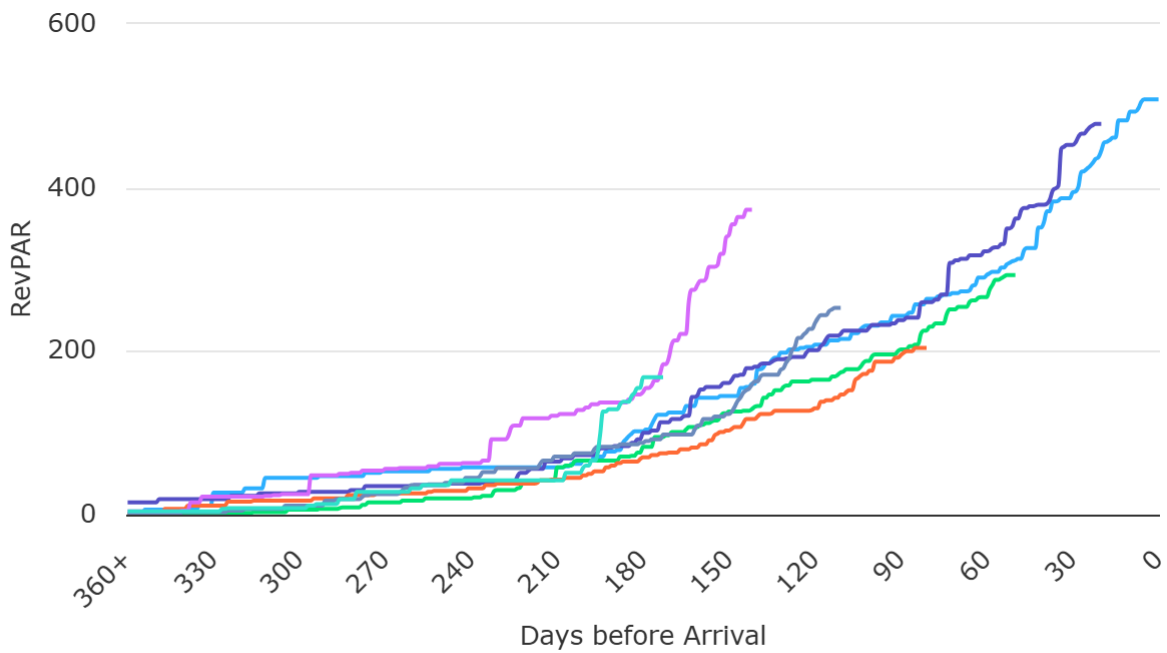
ADR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

Booking Curves

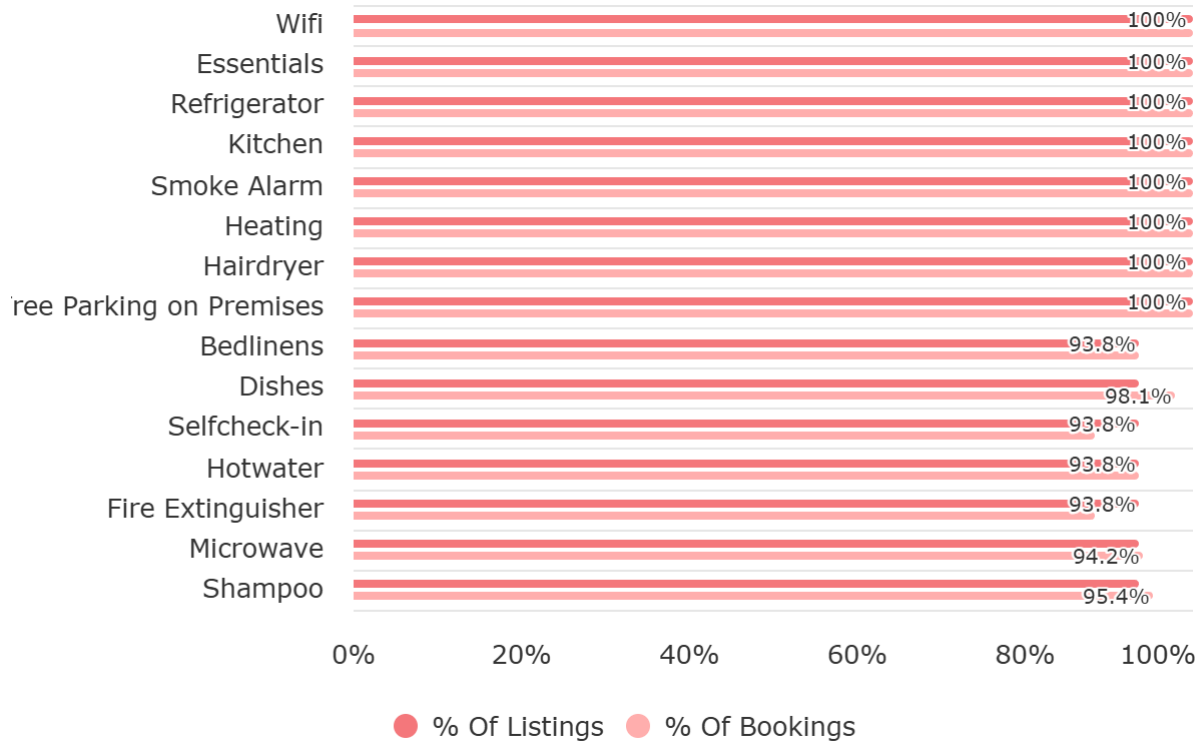
RevPAR



— July 2026 — August 2026 — September 2026 — October 2026
— November 2026 — December 2026 — January 2027

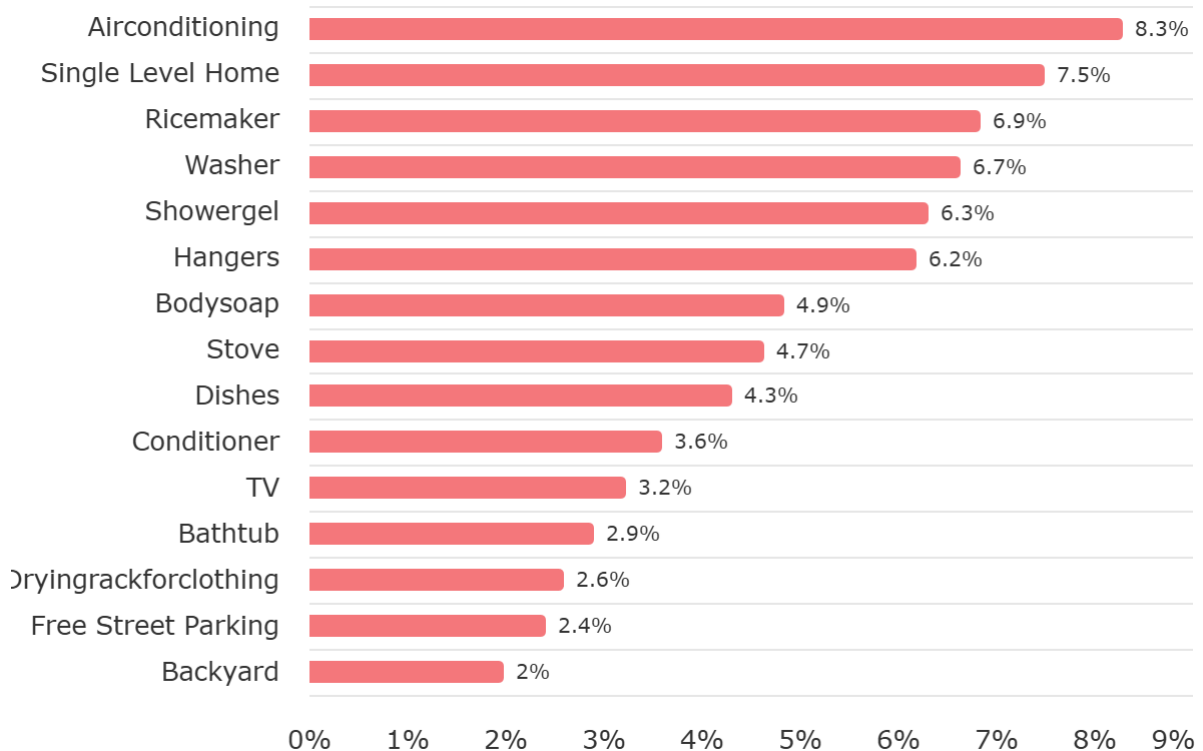
Amenities

Common Amenities



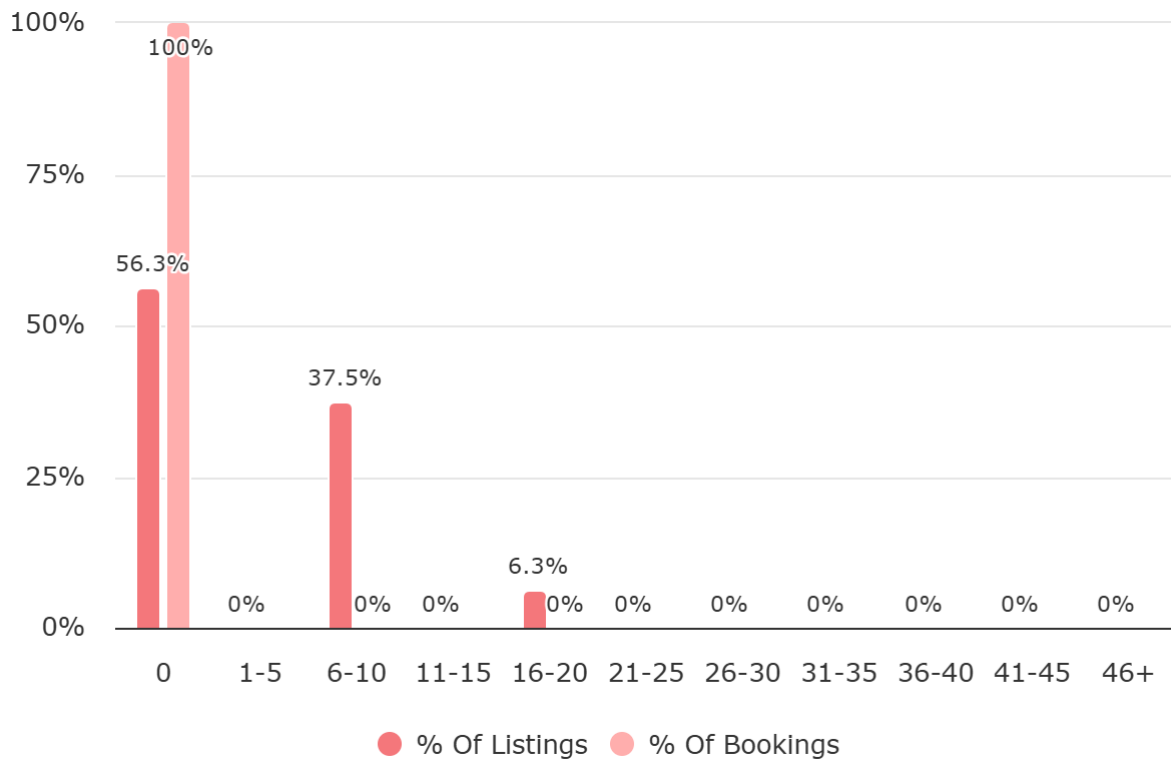
Amenities

Desired Amenities



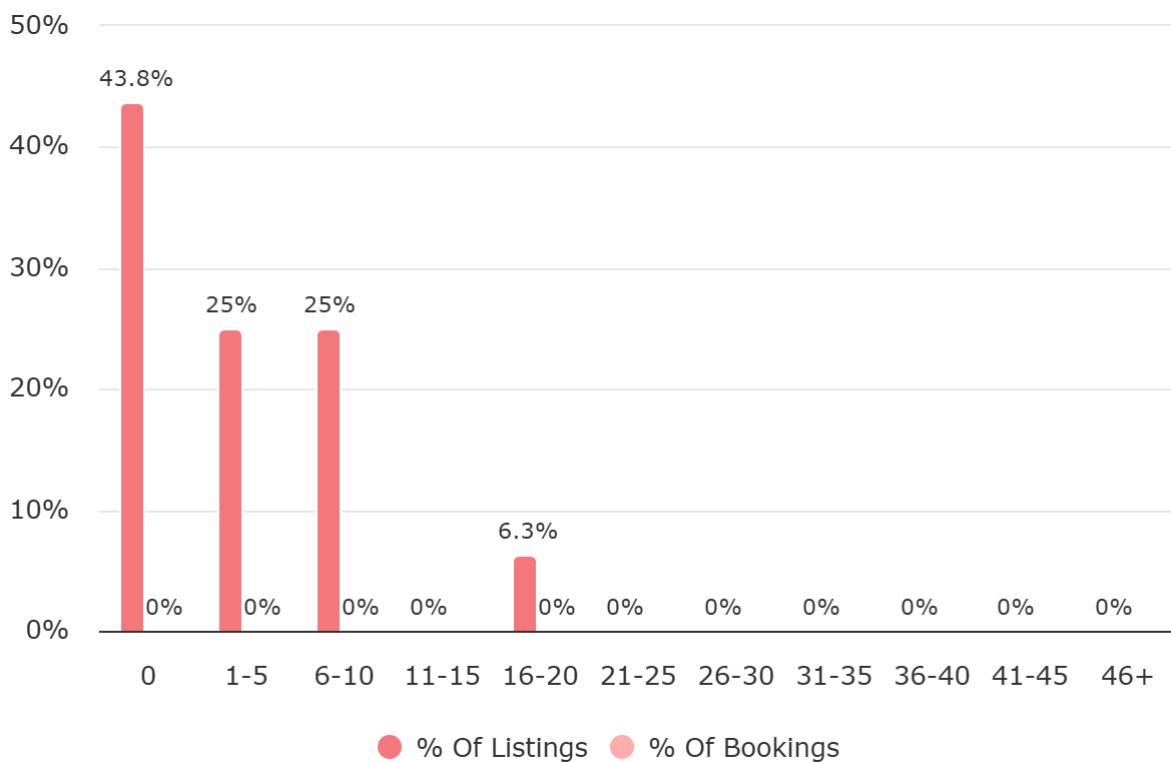
Policies and Fees

Weekly Discounts



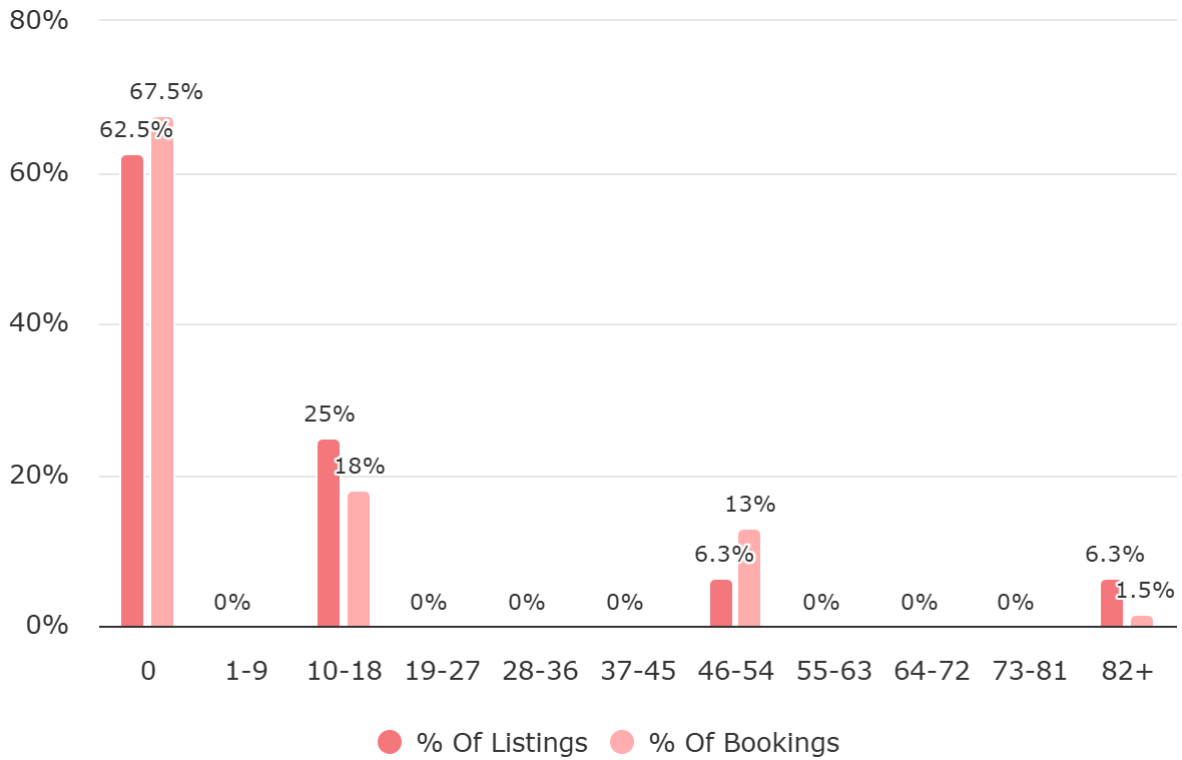
Policies and Fees

Monthly Discounts



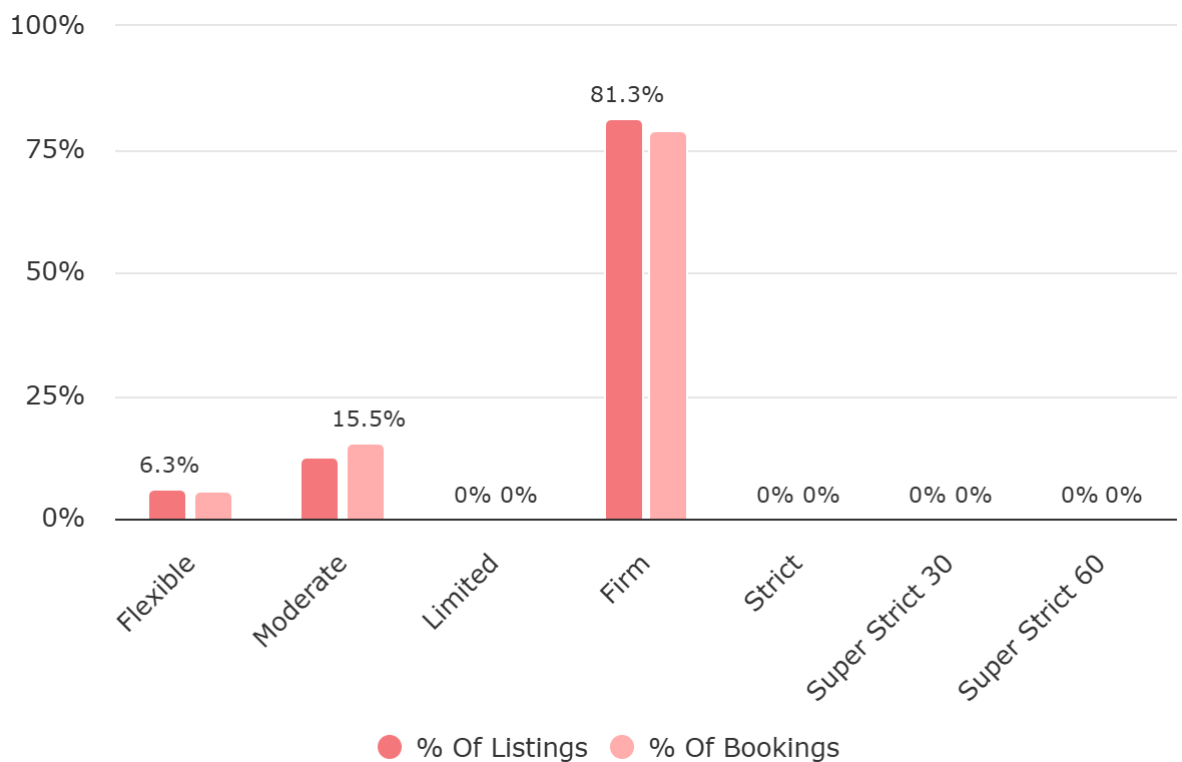
Policies and Fees

Cleaning Fees



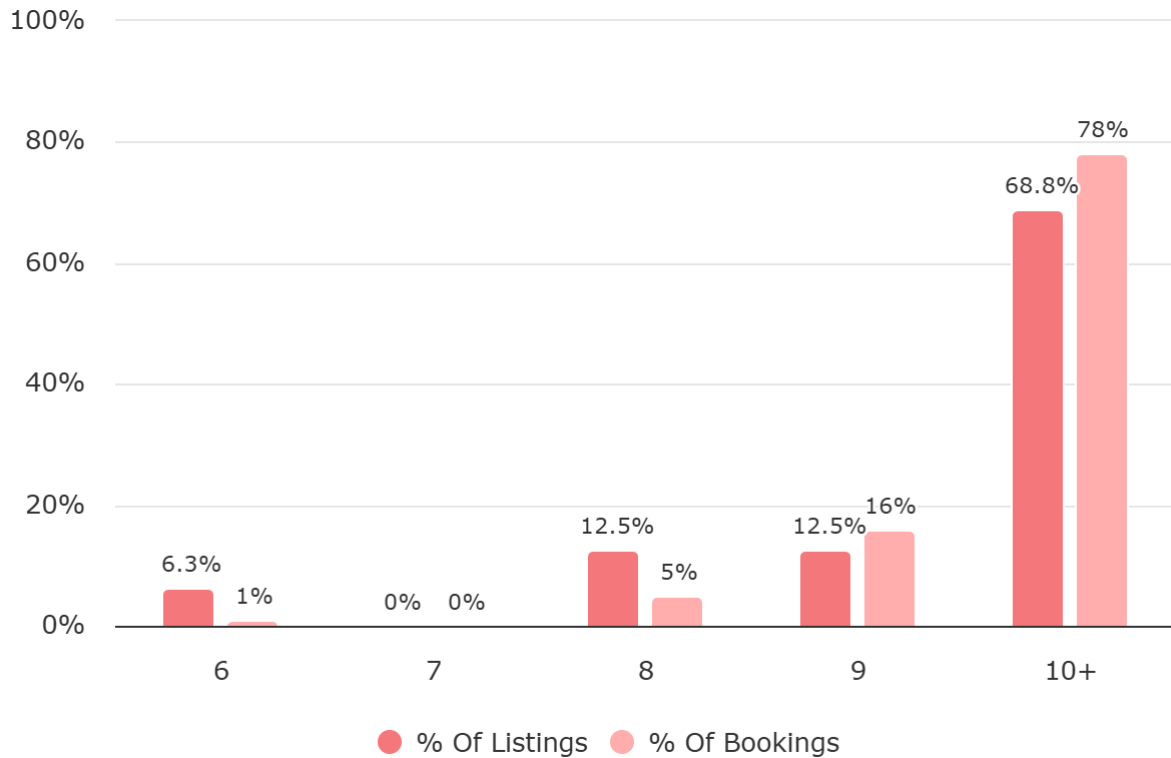
Policies and Fees

Cancellation Policies



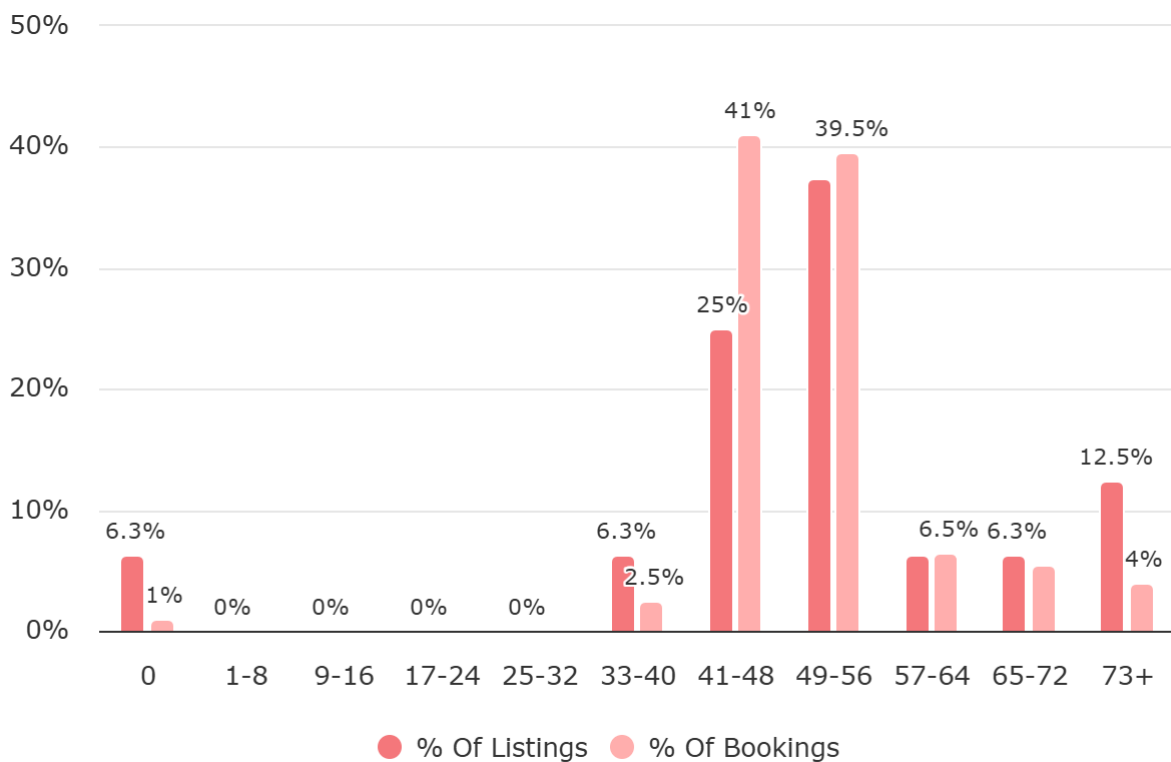
Policies and Fees

Max Number of Guests



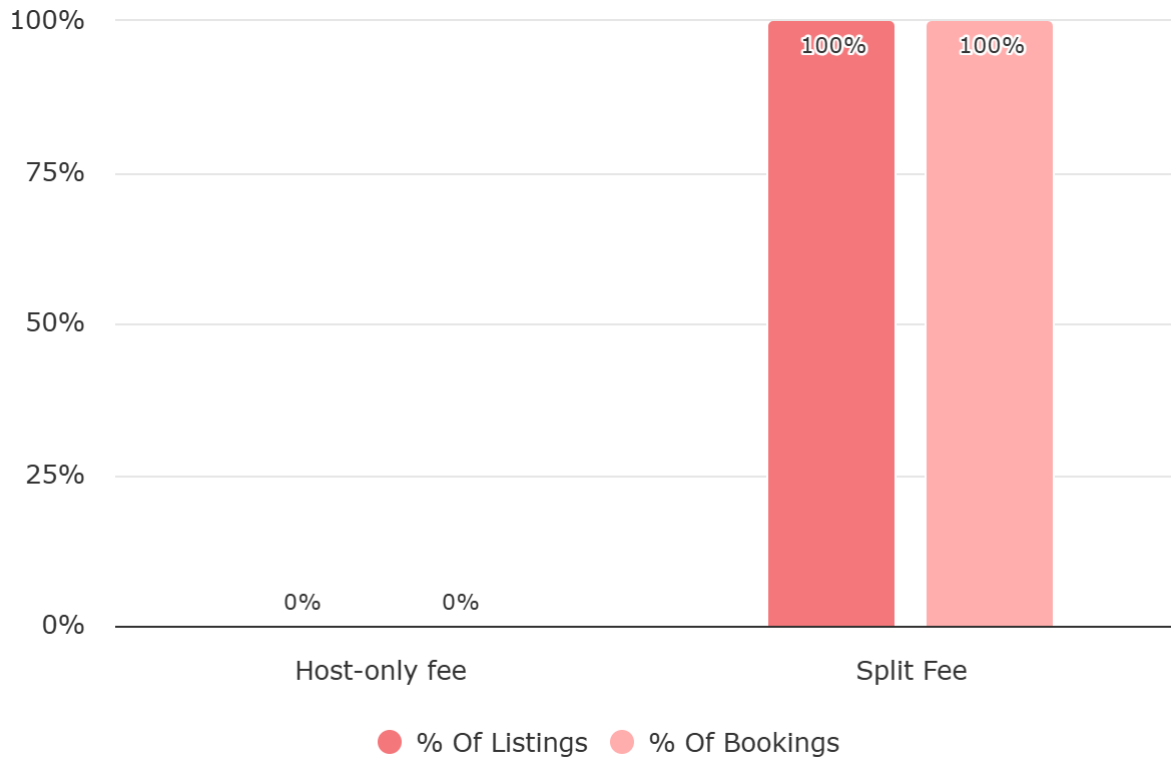
Policies and Fees

Extra Person Fees



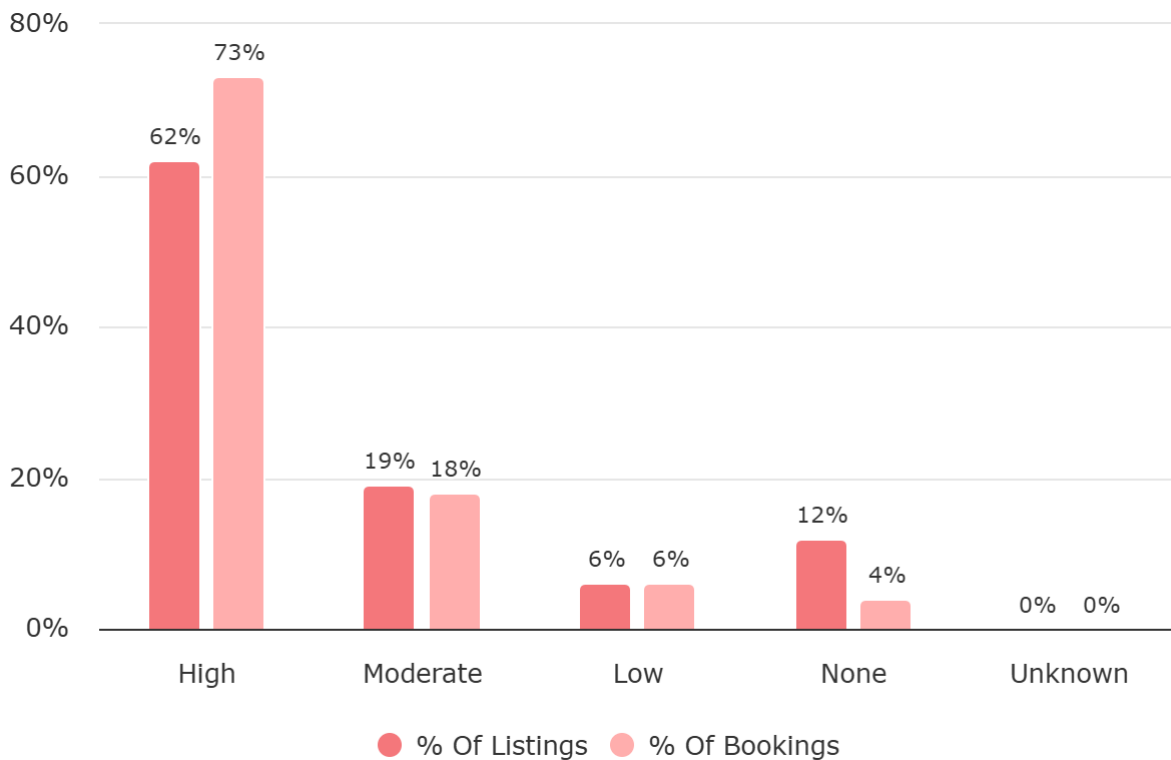
Operational Intelligence

Market Fee Type



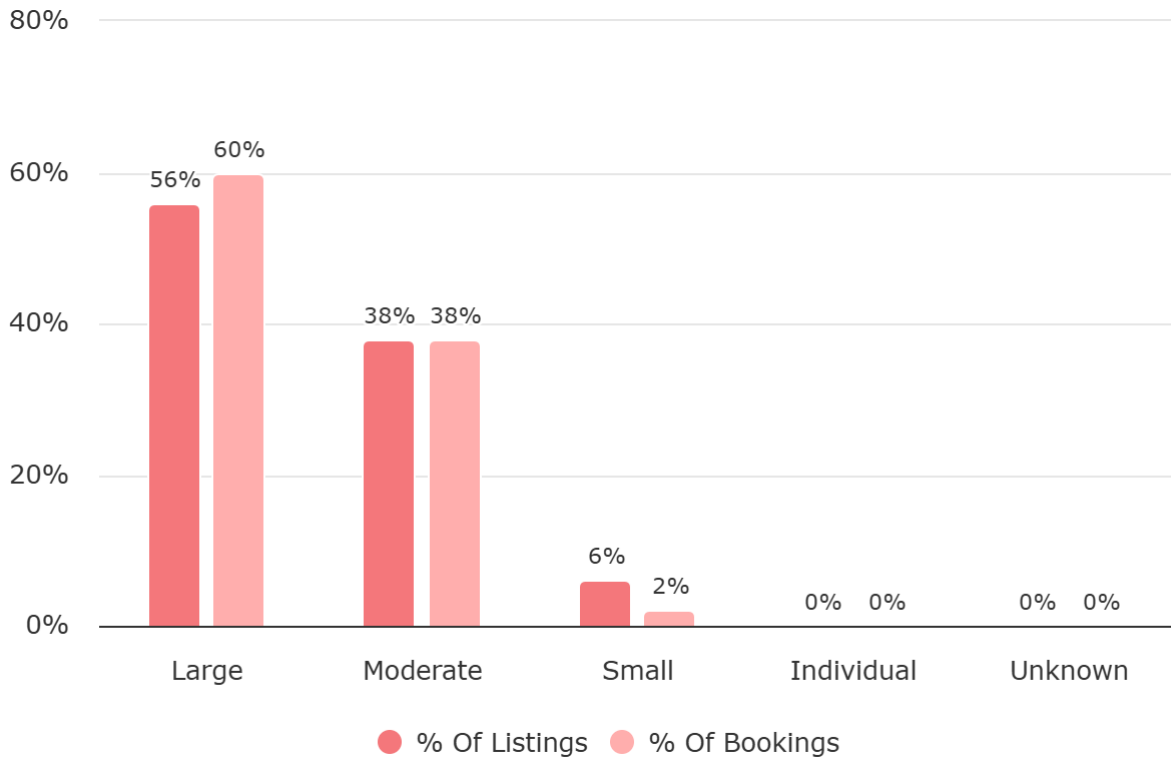
Operational Intelligence

Dynamic Pricing



Operational Intelligence

Professionally Managed



Operational Intelligence

Available Days

