

Lodging

Weekly RevPAR: US +6%, EU +43%, APAC +43%, China +127% Y/Y

Industry Overview

RevPAR April-to-date +4% Y/Y, led by urban recovery

US RevPAR Y/Y was +6%, with occupancy flat and ADR +5%. The acceleration in RevPAR in the second half of April has been driven by 1) a step function improvement in midweek urban occupancy with outperformance in San Francisco, Washington DC, Boston, and New York, and 2) stability in comps post Easter/Passover. Compared to 2019, US RevPAR was +12% with rates +16% and occ -3%.

Globally: RevPAR was +43% **Europe**, +43% in **APAC ex-China**, and +127% in **China**, in USD. Vs. 2019 China RevPAR vs. 2019 was -1%, with occupancy +2% and ADR -3%.

Caribbean: RevPAR Y/Y was +14% this week, strength in Jamaica and the Dominican Republic.

Exhibit 2: Monthly and Weekly RevPAR Y/Y

Monthly/weekly data by chain scale, global region and some of the major markets across the country

	Monthly					Week ended				
	Oct-22	Nov-22	Dec-22	Jan-23	Feb-23	Mar-23E	Apr-23TD	04/22	04/29	
<u>US - Overall</u>										
RevPAR	23%	16%	9%	27%	17%	10%	4%	7%	6%	
Осс	7%	3%	1%	11%	6%	2%	0%	2%	0%	
ADR	15%	12%	8%	15%	10%	8%	3%	4%	5%	
<u>International</u>										
Europe	45%	29%	54%	80%	41%	29%	29%	40%	43%	
APAC	83%	83%	61%	100%	103%	88%	39%	34%	43%	
China	-35%	-5%	-18%	39%	38%	91%	121%	127%	127%	
Caribbean	43%	19%	9%	52%	37%	20%	14%	-5%	14%	
<u>US - Day of Week</u>										
Weekdays	32%	21%	10%	35%	23%	14%	7%	13%	9%	
Weekends	16%	7%	6%	17%	7%	3%	2%	-3%	0%	
<u>US - Chainscales</u>										
Luxury	34%	18%	8%	42%	13%	4%	-2%	-2%	5%	
Upper Up	44%	31%	15%	53%	30%	17%	8%	15%	11%	
Upscale	28%	20%	13%	29%	21%	15%	9%	13%	9%	
Upper Mid	16%	11%	7%	17%	14%	11%	6%	7%	5%	
Midscale	8%	5%	1%	5%	5%	4%	0%	0%	-1%	
Economy	4%	1%	-1%	1%	2%	0%	-3%	-3%	-4%	
				<u>US - Lo</u>	cations					
Urban	46%	31%	24%	56%	32%	21%	11%	20%	16%	
Resort	23%	13%	1%	29%	14%	4%	-3%	-7%	-2%	
				<u>US - M</u>	arkets					
Boston	37%	43%	24%	49%	31%	31%	14%	9%	35%	
Chicago	49%	41%	16%	35%	27%	22%	24%	61%	19%	
Los Angeles	23%	11%	-1%	31%	0%	10%	4%	1%	3%	
Miami	28%	11%	-12%	10%	-3%	-7%	-18%	-21%	-16%	
NYC	78%	38%	42%	84%	44%	30%	18%	15%	32%	
Orlando	37%	43%	24%	49%	31%	31%	14%	3%	6%	
San Fran	68%	46%	15%	172%	45%	26%	9%	3%	47%	
DC Metro	67%	45%	43%	67%	62%	49%	23%	28%	27%	

Source: STR Global, BofA Global Research

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Equity United States Lodging

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Exhibit 1: US RevPAR Performance Weekly summary by chain scale Y/Y (%)

	Осс	ADR	RevPAR
Industry	0%	5%	6%
Luxury	1%	4%	5%
Upper Up	4%	6%	11%
Upscale	3%	7%	9%
Upper Mid	0%	5%	5%
Midscale	-2%	2%	-1%
Economy	-5%	2%	-4%

Source: STR

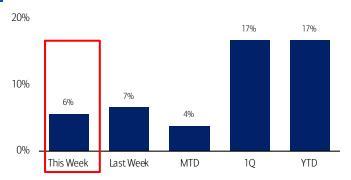
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Exhibit 3: US RevPAR Y/Y

This week RevPAR was +6% Y/Y

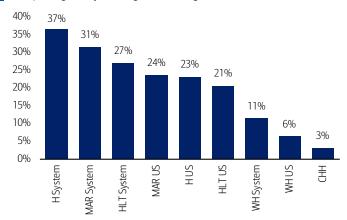


Source: STR Global, BofA Research

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Exhibit 5: C-Corp Tracker

C-corps are generally tracking in-line with guidance

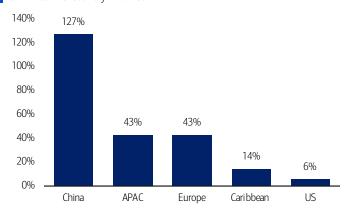


Source: STR, BofA Global Research, Company Filings

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Exhibit 7: RevPAR growth by region

China led the recovery this week

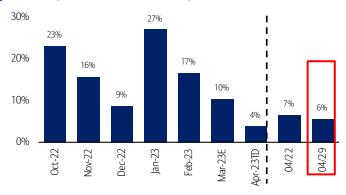


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Exhibit 4: Monthly US RevPAR

RevPAR improved in the second half of April

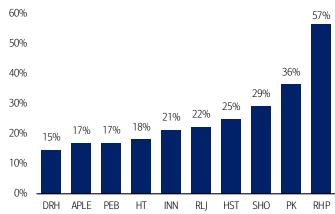


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Exhibit 6: Lodging REIT Tracker

Lodging REITs are tracking slightly above consensus in Q1

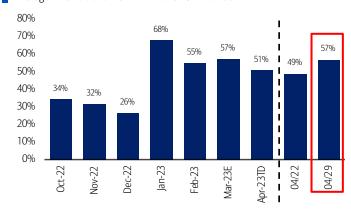


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Exhibit 8: International RevPAR recovery

Average international RevPAR was +57% this week



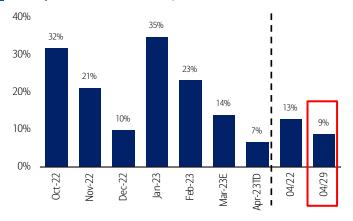
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Exhibit 9: Weekday RevPAR Y/Y

Weekday RevPAR has been weak in April

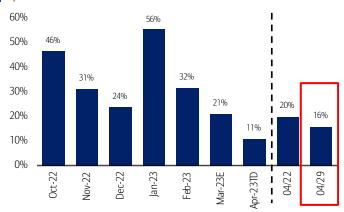


Source: STR Global, BofA Research

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Exhibit 11: Urban RevPAR Y/Y

April Urban RevPAR is +11% to date



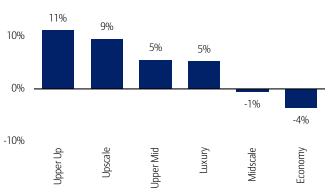
Source: STR Global, BofA Research

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Exhibit 13: Weekly RevPAR by chain scale

Upper Midscale and Upscale led the RevPAR recovery this week

20%

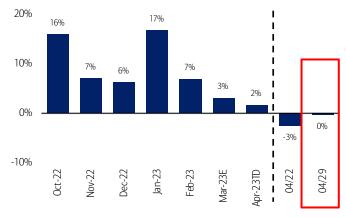


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Exhibit 10: Weekend RevPAR Y/Y

April Weekend RevPAR has been volatile given holiday timing shifts

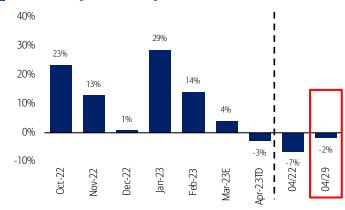


Source: STR, BofA Global Research

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Exhibit 12: Resort RevPARY/Y

Resort RevPAR growth is slowing

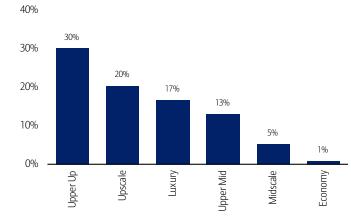


Source: STR Global, BofA Research

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Exhibit 14: 1Q RevPAR by chain scale

Higher end chain scales ahead of low end in 1Q

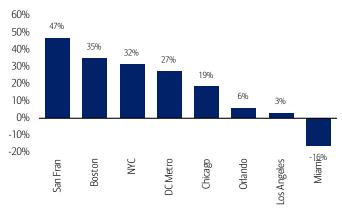


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Exhibit 15: Weekly RevPAR by market Y/Y

Chicago outperformed other urban markets this week

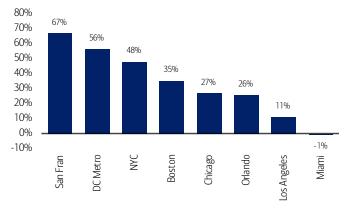


Source: STR Global, BofA Research

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Exhibit 16: 1Q RevPAR by market Y/Y

Key urban markets are up significantly Y/Y



Source: STR Global, BofA Research

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