**General background:**

Leasing Companies of Airbnb: 6% -> 9%

The number of leasing companies on Airbnb actually grew.

University of British Columbia Professor Thomas Davidoff analyzed data provided by Airbnb and found that the company removed sufficient housing stock from the San Francisco housing market to add between $19 and $76 to the average monthly rent.

In news articles, Airbnb noted this study showed the company’s effect on rental rates was slight, and indeed, our March report suggested the costs were much greater.

Revenue: $64.1 million, Cost: $464 million

The lost housing supply that is likely contributing to the increase in rental prices in Los Angeles.

However, the number of new housing units added to the Los Angeles housing market over the past four years barely keeps up with the housing removed from the market by short-term rental companies.

63%

“There’s always demand for short-term housing in Manhattan, because people come from all different areas to work here,” said Gary Malin, president of the rental-focused brokerage Citi Habitats. “And they’ll pay dearly for it.”

As for landlords, many prefer to stay away from the headaches of short-term rentals, including juggling bookings and frequent maintenance. But a number of landlords and brokers are learning that there’s money to be made by offering a limited number of short-term rentals.

**Need for hospitality services:**

Posting photos, managing bookings and getting your apartment ready seems far too daunting.

greeting guests with the keys to swapping out your cowboy-print polyester sheets for natural linens. Some allow you to book services like cleanings and key exchanges à la carte.

dealing with bookings, storing your belongings and cleaning up after the guests go home.

The money she earns from her rental, billed as “bohemian bourgeoise” on the site, helps cover the upkeep of her home.

Onefinestay has an insurance policy that provides coverage in case of loss, theft or damage

**Hints about how other people have modeled the potential profits in short-term rentals:**

Average expected annual profit

Average occupancy rate

**Issues to take into consideration:**

It’s essential to keep the added costs of maintaining a short-term rental in mind.

Maintenance – garden and lawn irrigation, pool maintenance, pest control, HVAC maintenance

Utilities – cable, electricity, Internet, telephone, etc

Upkeep – housecleaning, toiletries, replacing appliances, carpet cleaning

Annual fees – taxes, insurance, property management fees, license fees

Legal issues are another important consideration given the ongoing public debate and subsequent restrictions arising in many cities.

Competition – Maybe we should call this an important consideration rather than a risk.

In addition to your business risks, short-term rentals may pose risks to your community. Crime