



Investment Opportunity

130 Arlberg Crescent

The Blue Mountains, ON

Features:

- 7 bedrooms + 7 full bathrooms
- Short term rental ready
- Prime location minutes from The Blue Mountain Village, Monterra Golf Course, Georgian Bay, Scandinave Spa
- Private hot tub + parking for 7 vehicles

This brand new, turnkey investment opportunity in the heart of The Blue Mountains has 7 bedrooms and 7 full bathrooms. Complete with 3 storeys + loft area, a private hot tub, parking for up to 7 vehicles, and modern finishes, this chalet is a rare find in a prime location at Blue. The neighbourhood offers a peaceful atmosphere while being centrally located to the best attractions in the area.

Starting at

\$2,499,000

Annual Gross
Revenue Potential

200K-230K

Turnkey Vacation Rental Management Includes:

- Financing/Mortgage relationships
- Insurance Referrals
- Design, Procurement & Setup support
- Listing on the broadest multi-channel listing system with up to 50 different booking sites
- Professional Photography
- Professional Linen Services
- Professional Cleaning *Cleaning fee paid by guests
- Listing Price Optimization
- Professional Marketing
- Listing Creation + Booking Management
- Guest Screening, Communication, and Experience
- Noise Control
- Best-in-class Guest Service team
- Exposure to 50k past guests and travellers across 3 luxury 4 season markets

PROPERTY VALET

clientservices@propertyvalet.ca

*This document reflects potentialities based on aggregate third party market data. Potential investment and revenues involve risks, variables and uncertainties. Actual performance may differ from potential numbers presented. No guarantee is presented or implied as to the accuracy of specific forecasts, projections or predictive statements contained herein.



Investment Opportunity

197/199 Arlberg Crescent

The Blue Mountains, ON

Features:

- Occupancy load of 20 people per chalet with 19 approved parking spaces
- Prime location minutes from The Blue Mountain Village, Monterra Golf Course, Georgian Bay, Scandinave Spa
- Private hot tub, indoor sauna, and large deck overlooking Blue Mountain
- Short term rental ready in STA exempt zone and each side separately deeded
- History of high occupancy rates + high revenue yields

Asking Price

\$2,200,000

Annual Gross
Revenue Potential

\$260,000

\$130K / 8 bedroom duplex

This turnkey investment opportunity in the heart of The Blue Mountains features two semi-detached chalets, each offering 8 bedrooms, private hot tubs and saunas, and stunning mountain views. Properties like these are a rare find in such a prime Blue Mountain location. The neighbourhood provides a tranquil setting overlooking a private ravine, while remaining close to the area's top attractions.

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