

*The Federal Reserve meeting on May 7<sup>th</sup> resulted in a hold on the Rate for the third time in 2025. Prime as of this writing is at 7.50%.*

*That said, the stock market is rising and may indicate overall optimism.*

*A new report from AAA states that Memorial Day Holiday travel is expected to exceed the 2005 high; breaking a 20-year record. Most plan to travel by automobile.*

#### FINANCING:

*Many Potential Buyers inquire about Seller Financing; a topic that Seller's may want to consider as part of a Selling Plan....*

*Buyers may look at a plan to increase their Down Payment and cultivate a good Banking Relationship prior to looking at Properties.*

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### TRENDLINE: RV INDUSTRY TODAY

*I am pleased to present The Brokerage Spring 2025 Newsletter. Timely – and, pointed – Information to You: The Park Owner, or, Prospective Owner.*

*Observations – [Spring 2025]*

*Lodging and RV Park Ownership offers more accommodations than ever before –*

*Meeting the demands and imagination of travelers.*

*With that, there is an opportunity to grow Revenue before considering a sale by supplying what Guests have come to expect, and, willing to pay. These Line Items; some small, some significant; increase the NOI, and, add to the overall value of the Business. Not only that, but said Revenue shall follow a successful Business Model to New Ownership, translating as sound advice to follow.*



*The San Miguel River – leads to historic Telluride [framed, at background]. The breathtaking drive, meandering along the San Juan Skyway; and, State Highway 145.*

*An early Summer's Day – betrays a classic Alpine Colorado backdrop.*

### BOTTOMLINE: PROFIT OR LOSS

*Profit or Loss – The 2025 Peak Season has just begun to unfold.*

*Real ID, Passports, AI or a leisure drive towing an RV to a beautiful location, and, setting technology aside for a while...*

*While travelers choose their mode, and, budget their time, Lodging and RV Park Ownership and Management are planted in place and prepared to Host. Welcoming new Guests and reuniting with past Guests – who have become friends.*

*One item that must always be in place before the Guests arrives, Insurance. Owners have seen a rise in expenses, and, Insurance costs, higher among them. Spring of 2025 has seen slightly higher rates for Commercial, Property, and, Umbrella Insurance, with other Insurances associated with business either static, or reducing slightly. Still the industry is optimistic about the overall landscape for 2025 and 2026.*

*Questions for Ownership; to review, and, for Potential Owners to ask: A FEMA flood zone?... a wooded forest? Places Guests love to be but may affect Insurance Rates and availability. Also; where is the proximity to the nearest Fire Station; and, what is the level of sophistication of that Fire Station? With questions come solutions.*

*[Editor's Note]*

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