Temple View

LONG -TERM RENTAL VS SHORT-TERM RENTAL INVESTING COMPARED

Long-Term Rentals		Short-Term Rentals
Predictable monthly cash flow with stable, recurring income.	**Income Potential**	Higher income potential, especially in tourist markets, but revenue is seasonal and demand-dependent.
Lower vacancy risk with longer lease terms.	**Vacancy Risk**	Higher vacancy risk with occupancy influenced by tourism, local events, and competition.
Lower maintenance, fewer turnovers, and less day-to-day management.	**Management & Operating Costs**	More hands-on management with frequent cleaning, guest communication, restocking supplies, and higher operating costs.
Generally fewer restrictions and governed by standard landlord-tenant laws.	**Regulations**	Many cities require permits, occupancy taxes, or restrict short-term rentals through zoning and local ordinances.
Conventional and DSCR financing are widely available and typically easier to qualify for.	**Financing**	Financing may be more complex, particularly when underwriting is based on projected short-term rental income.
Performs well in areas with steady housing demand and long-term renters.	**Best Markets**	Performs best in tourist destinations, business hubs, and event-driven markets.

Key Takeaways

LONG -TERM RENTALS
Offer stable cash flow, lower management demands, and simpler financing.

SHORT -TERM RENTALS
Provide greater income potential but require more active management and carry greater market and regulatory risk.