

Experience Readiness Assessment

Evaluate your management, maintenance, financial, and operational experience before purchasing. Experience is capital — different parks demand different amounts.

Park type	Experience demand
Rustic / Small Seasonal	Low — a willing learner can grow into it.
Overnight / Transit	Moderate — systems and steady guest service.
Waterfront	High — permits, liability, premium guest expectations.
Resort / Mixed-Use	Very High — staff, multiple businesses, real management.

Transferable Skills You May Already Have

- ☐ Managing people or a team
- ☐ Running a small business or budget
- ☐ Hospitality or customer service
- ☐ Maintenance, trades, or DIY repair
- ☐ Marketing, bookkeeping, or scheduling

Close the Gap Three Ways

1. Buy simpler — start with a park that matches your experience today. 2. Hire for the gaps — pay for the skills you lack. 3. Learn first — cut your teeth on a smaller park before scaling up.