



Airbnb in Tbilisi

The number of properties listed on Airbnb grew significantly by 70% from 5,678 in 2016 to 9,679 in 2017. The Average Daily Rate (ADR) for Tbilisi's Airbnb amounted to USD 43.

In 2017, 50% of listings were provided by hosts with just one listing. However, 32% of listings were offered by hosts who have more than two listings on Airbnb that might indicate professional undertakings through Airbnb. The share of such hosts was 10% in 2017. The most popular districts among guests were Mtatsminda, Saburtalo and Chugureti. These districts accounted for 78% of all Airbnb booked nights.

We expect the number of listed properties to grow significantly in upcoming years that will increase competition in the hotel market even further.

Top 3 Districts by Booked Nights

#1.	Mtatsminda	152,716
#2.	Saburtalo	39,806
#3.	Chughureti	37,593



AVERAGE DAILY RATE By Accommodation Type

1 Room	35\$
2 Rooms	48\$
3 Rooms	78\$

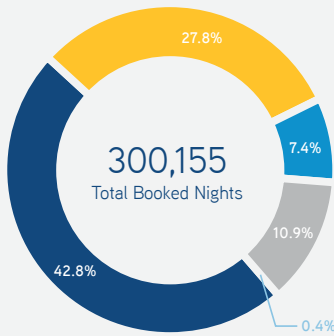


Private Room	30\$
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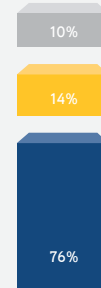
Shared Room	21\$
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AIRBNB BOOKED NIGHTS By Accommodation Type in 2017



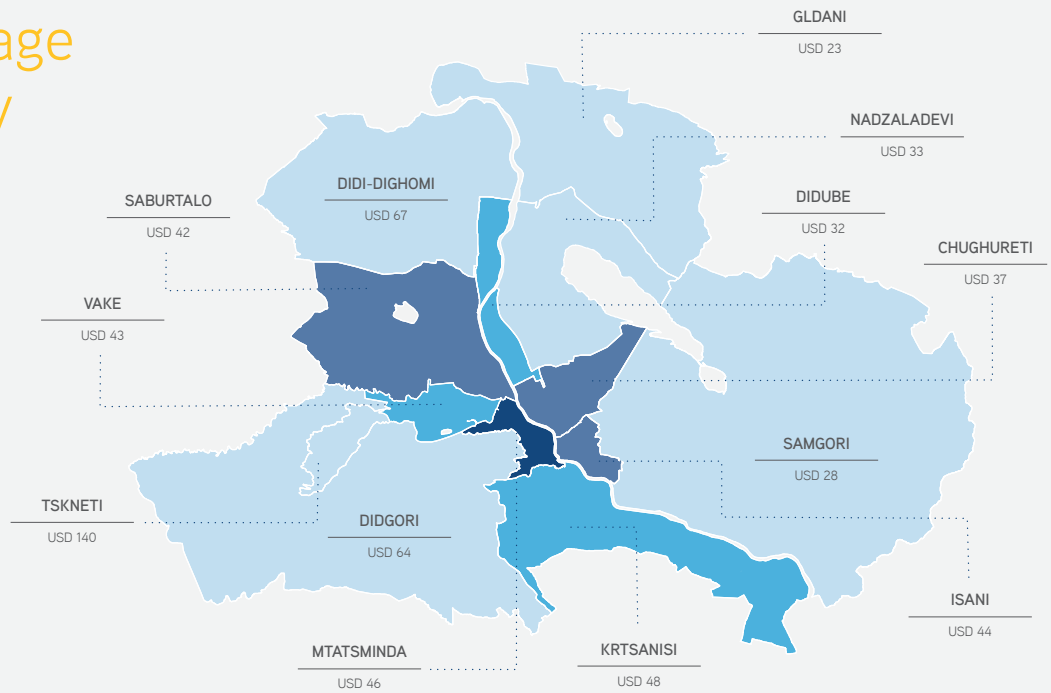
- Entire home/apartment 1 room
- Entire home/apartment 2 rooms
- Entire home/apartment 3 rooms
- Private room
- Shared room

AIRBNB HOST TYPES By Number of Listings



- More than 2 listings
- 2 Listings
- 1 Listing

Airbnb Average Daily Rate by Districts



OF BOOKED NIGHTS IN 2017

- 0 - 5,000
- 5,001 - 20,000
- 20,001 - 50,000
- 50,001 - 160,000