# Xenia Hotels & Resorts, Inc.

**XHR**

NYSE; other; SIC 7011, Hotels & Motels; CIK 0001616000

**E**

**weakest fifth of 335 graded peers in other**

rank 291 of 335; percentile 86.8; sampling error 2.6 points; lower is stronger

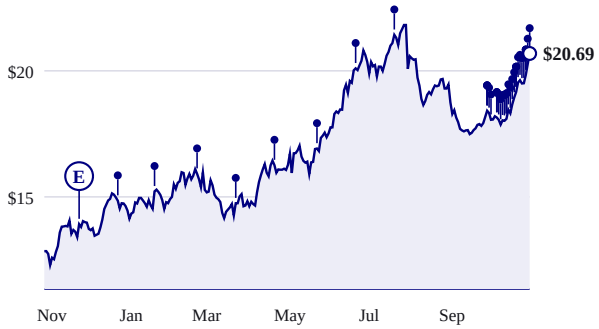
A B C D E

**E, the bear**



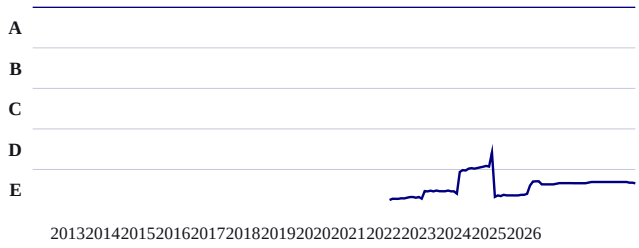
| Scoreboard | |
|---|---|
| **Profitability** | D<br>percentile 63.1 |
| **Solvency** | D/E<br>percentile 80.7 |
| **Growth and financing** | C<br>percentile 46.5 |
| **Reliability** | 0.94 AUC<br>filers with over $2.67B assets; 95% interval 0.88 to 0.97; 61 events, 2020 to 2025 |
| **Peer failure rate** | 0.52% a year<br>Item 1.03 bankruptcies, same asset band, 2012 to 2025 |
| **Size band** | over $2.67B assets<br>total assets $2.8B |
| **Standard universe** | inside<br>revenue above $1M and assets above $10M |
| **Warnings** | none triggered<br>not computable: distress |
| **Inputs computable** | 8 of 14 |
| **Graded from** | filings received through Feb 24, 2026<br>247 days before the rescan; latest periodic filing 10-Q received Jul 30, 2026 |
| **Last close** | $20.70<br>2026-10-28; market equity $1.9B; no price enters the letter |

**Share price, twelve months to the rescan**




*Split-adjusted close. Each lollipop is a rescan and carries the letter held then.*

**Letter at every rescan, 2012 to 2026**




*Sector percentile at each rescan, stronger toward the top; facts filed by each date only.*

## Business, in the company's words

*opening of Item 1 of the 10-K received Feb 24, 2026*

Xenia Hotels & Resorts, Inc. is a Maryland corporation that primarily invests in uniquely positioned luxury and upper upscale hotels and resorts with a focus on the top 25 lodging markets as well as key leisure destinations in the United States ("U.S."). Substantially all of the Company's assets are held by, and all the operations are conducted through XHR LP (the "Operating Partnership"). XHR GP, Inc. is the sole general partner of the Operating Partnership and is wholly-owned by the Company. As of December 31, 2025, the Company collectively owned 94.4% of the common limited partnership units issued by the Operating Partnership ("Operating Partnership Units").

## The fourteen inputs

*lower percentile is stronger; sleeves and inputs within a sleeve carry equal weight*

| Input | Value | Peer median | Percentile, 0 to 100 | Pct | Peers | Period end |
|---|---|---|---|---|---|---|
| **Profitability, sleeve percentile 63.1** | | | | | | |
| Gross profitability | 11.7% | 27.0% | | 78.0 | 287 | 2025-12-31 |
| Return on invested capital | 4.3% | 10.0% | | 72.0 | 151 | 2025-12-31 |

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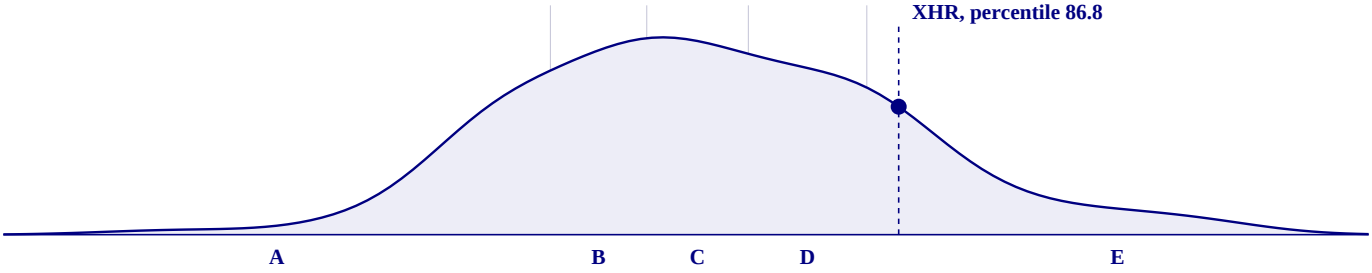
| | | | | | |
|---|---|---|---|---|---|
| Accruals ratio | (4.0%) | (5.8%) | 63.1 | 503 | 2025-12-31 |
| Gross margin stability, five years | 1.7 pts | 2.2 pts | 39.2 | 205 | 2025-12-31 |
| **Solvency, sleeve percentile 80.7** | | | | | |
| Twelve-month failure probability | not computable | 0.04% | | | |
| *latest liabilities, cash plus short-term investments, book equity, and shares are required* | | | | | |
| Altman Z double-prime | not computable | 2.05 | | | |
| *one or more required annual facts are missing* | | | | | |
| Net debt to EBITDA | 5.38x | 2.52x | 80.7 | 182 | 2025-12-31 |
| Interest coverage | not computable | 2.45x | | | |
| *latest aligned inputs end 2023-12-31; latest annual assets end 2025-12-31* | | | | | |
| Current ratio | not computable | 1.33x | | | |
| *one or more required annual facts are missing* | | | | | |
| **Growth and financing, sleeve percentile 46.5** | | | | | |
| Revenue growth, three-year compound | 2.6% | 5.1% | 58.4 | 400 | 2025-12-31 |
| Free cash flow growth, three-year compound | not computable | 8.8% | | | |
| *four consecutive annual FCF observations are required; found 0* | | | | | |
| Reinvestment rate | not computable | 11.6% | | | |
| *one or more required annual facts are missing* | | | | | |
| Asset growth, three years | (3.0%) | 4.2% | 76.8 | 437 | 2025-12-31 |
| Net share issuance, one year | (9.1%) | (0.5%) | 4.3 | 353 | 2026-02-23 |

## Among 335 peers

*other; letters are fifths of this list*




*Composite score of every graded peer, smoothed; vertical rules are the letter band edges; stronger to the left.*

| Rank | Company | Percentile | Letter | Warnings |
|---|---|---|---|---|
| 286 | CSX Corp. (CSX) | 85.3 | E | |
| 287 | RXO, Inc. (RXO) | 85.6 | E | |
| 288 | Forward AIR Corp. (FWRD) | 85.9 | E | late filer |
| 289 | Advantage Solutions Inc. (ADV) | 86.2 | E | |
| 290 | GXO Logistics, Inc. (GXO) | 86.5 | E | |
| 291 | Xenia Hotels & Resorts, Inc. (XHR) | 86.8 | E | |
| 292 | Monro, Inc. (MNRO) | 87.1 | E | |
| 293 | Enbridge Inc. (ENB) | 87.4 | E | |
| 294 | Comscore, Inc. (SCOR) | 87.7 | E | dilution |
| 295 | Plains ALL American Pipeline L.P. (PAA) | 88.0 | E | |
| 296 | Fidelity National Information Services, Inc. (FIS) | 88.3 | E | |

## What the price implies

*at the 2026-10-28 close; none of these enters the grade*

| Measure | Value | Peer median | Percentile |
|---|---|---|---|
| Twelve-month price change, skipping the latest month | 40.2% | 2.0% | 79 |
| Distance from 52-week high | (5.2%) | (26.4%) | 85 |
| EBIT to enterprise value | 3.4% | 4.3% | 34 |

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| | | | |
|---|---|---|---|
| Free cash flow yield | not computable | 4.2% | |
| Book value to price | 0.58 | 0.34 | 73 |
| Sales to price | 0.57 | 0.71 | 42 |
| Composite equity issuance, five years | (34.8%) | (8.9%) | 11 |
| Relative strength against the sector, log excess return | 0.19 | (0.13) | 79 |

## Diagnostics

*shown on every report; none enters the grade*

| Measure | Value |
|---|---|
| **Piotroski F-score None of 9, period end 2025-12-31** | |
| Return on assets above zero | pass |
| Operating cash flow above zero | pass |
| Return on assets improved | pass |
| Operating cash flow exceeds net income | pass |
| Long-term leverage fell | fail |
| Current ratio improved | fail |
| No new shares issued | pass |
| Gross margin improved | pass |
| Asset turnover improved | pass |
| **Cash, filings, liquidity** | |
| Cash and equivalents | $112.4M |
| Operating cash flow, four quarters | $181.9M |
| Months of runway | not finite |
| Days since last periodic filing | 91 (10-Q received Jul 30, 2026) |
| Median daily dollar volume, 63 sessions | $15.0M |

## Sources

*every fact behind the inputs; each row links to its filing index on sec.gov*

| # | Concept | XBRL tag | Value | Period end | Received | Form | Accession |
|---|---|---|---|---|---|---|---|
| 1 | revenue | us-gaap:RevenueFromContractWithCustomerExcludingA... | $1.1B | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 2 | cost of revenue | us-gaap:CostOfRevenue | $748.6M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 3 | assets | us-gaap:Assets | $2.8B | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 4 | operating income | us-gaap:OperatingIncomeLoss | $107.5M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 5 | pretax income | us-gaap:IncomeLossFromContinuingOperationsBeforeInc... | $68.3M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 6 | income tax | us-gaap:IncomeTaxExpenseBenefit | $1.4M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 7 | total debt | us-gaap:LongTermDebt | $1.4B | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 8 | book equity | us-gaap:StockholdersEquity | $1.1B | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 9 | cash | us-gaap:CashAndCashEquivalentsAtCarryingValue | $140.4M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 10 | total debt | us-gaap:LongTermDebt | $1.3B | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 11 | book equity | us-gaap:StockholdersEquity | $1.2B | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 12 | cash | us-gaap:CashAndCashEquivalentsAtCarryingValue | $78.2M | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 13 | net income | us-gaap:NetIncomeLoss | $63.1M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 14 | operating cash flow | us-gaap:NetCashProvidedByUsedInOperatingActivities | $176.5M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 15 | assets | us-gaap:Assets | $2.8B | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 16 | revenue | us-gaap:RevenueFromContractWithCustomerExcludingA... | $1.0B | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 17 | cost of revenue | us-gaap:CostOfRevenue | $730.4M | 2024-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 18 | revenue | us-gaap:RevenueFromContractWithCustomerExcludingA... | $1.0B | 2023-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 19 | cost of revenue | us-gaap:CostOfRevenue | $703.8M | 2023-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 20 | revenue | us-gaap:RevenueFromContractWithCustomerExcludingA... | $997.6M | 2022-12-31 | 2025-02-25 | 10-K | 25-000022 |
| 21 | cost of revenue | us-gaap:CostOfRevenue | $672.3M | 2022-12-31 | 2025-02-25 | 10-K | 25-000022 |
| 22 | revenue | us-gaap:RevenueFromContractWithCustomerExcludingA... | $616.2M | 2021-12-31 | 2024-02-27 | 10-K | 24-000023 |
| 23 | cost of revenue | us-gaap:CostOfRevenue | $446.0M | 2021-12-31 | 2024-02-27 | 10-K | 24-000023 |
| 24 | depreciation amortization | us-gaap:Depreciation | $130.7M | 2025-12-31 | 2026-02-24 | 10-K | 26-011060 |
| 25 | operating income | us-gaap:OperatingIncomeLoss | $97.6M | 2023-12-31 | 2026-02-24 | 10-K | 26-011060 |

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| | | | | | | | |
|---|---|---|---|---|---|---|---|
| 26 | interest expense | us-gaap:InterestExpense | $85.0M | 2023-12-31 | 2024-02-27 | 10-K | 24-000023 |
| 27 | assets | us-gaap:Assets | $2.9B | 2023-12-31 | 2025-02-25 | 10-K | 25-000022 |
| 28 | assets | us-gaap:Assets | $3.1B | 2022-12-31 | 2024-02-27 | 10-K | 24-000023 |
| 29 | shares outstanding | dei:EntityCommonStockSharesOutstanding | 92,153,929 | 2026-02-23 | 2026-02-24 | 10-K | 26-011060 |
| 30 | shares outstanding | dei:EntityCommonStockSharesOutstanding | 101,352,961 | 2025-02-21 | 2025-02-25 | 10-K | 25-000022 |

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