Landlord, Short Term & Seasonal Host Services

Empowering You to Maximise Your Income

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CHALLENGES

Running a short-term, seasonal or even a long-term rental property can be financially rewarding, but it presents its own set of challenges. With increased community oversight, mandatory registration, and strict occupancy reporting, managing your property demands more attention than ever.

Say NO to 20%

If you're a hands-on host who values control, seeks to optimise returns, and would prefer not to give 20% of your income to a full-service management company, Casa Concierge offers a refreshing alternative.

INTRODUCING THE GATEWAY PLAN

With our flexible approach, you only pay for the valued essential services with our **GATEWAY PLAN** and simply buy additional services when needed. There's even no obligation to use our first class changeover services—just choose the **GATEWAY PLAN** if that's all you need.

Casa Concierge
from search to sanctuary

Only pay for the services needed

WHAT'S IN THE GATEWAY PLAN?

Key Holding: Your keys are safely stored, secure, and unidentifiable.

Accessible Key Collection: Guests and contractors enjoy round-the-clock, stress free key pickup, either in person, or via our secure key safe. Simply let us know at least three working days before your guests or contractors are due to arrive and the keys will be ready for collection from our Monte Duquesa Courtyard location.

Emergency Call Out 10am to 8pm: Enjoy the peace of mind knowing that should urgent attention be needed at your property for guests or tenants, local assistance is available.

OPTIONAL SERVICES

See the table below for the list of additional services.

Co-ordination of Emergency Repairs: We'll take care of an emergency repairs to make your property safe and secure.

Annual Property Inspection: An assessment of the property to evaluate the exterior and interior checking for signs of wear and tear, structural issues, and any maintenance needs.

GATEWAY PLAN
€49 per month including IVA

SERVICES & PRICES	SERVICE DESCRIPTION
Property Inspection: Studio: 25€ 1 & 2 bed: 39€ 3 & 4 bed: 54€ 5 & 6 Bed: 69€	Enjoy peace of mind with our comprehensive property inspections. We proactively spot and report potential problems before they become expensive headaches, thoroughly examining every corner of your premises. From testing doors for silent operation, checking battery-powered devices, ensuring windows are secure, and confirming smoke detectors are fully functional, to making certain your property remains free from vermin and unwanted guests – we leave nothing to chance.
Inventory Check: Up to 1 hour €34 1 to 2 hours €54 3 to 4 hours €74	Never be caught short on essential supplies again. Our team will conduct a stock audit and provide you with clear recommendations on which items need restocking, ensuring your business runs smoothly at all times.
Bad Weather Inspections: Studio: €19 1 & 2 bed: €34 3 & 4 bed: €49 5 & 6 Bed: €64	Spain is renowned for its glorious sunshine, but on the rare occasion the weather turns, it can be quite dramatic. Our Bad Weather Inspections offer peace of mind by ensuring your property remains safe and sound following heavy rainfall, storms or CALIMA events.
Meet & Greet €29	Give your guests a warm welcome with our personal Meet & Greet service, available from 10:00 to 20:00. Guests are greeted upon arrival, ensuring they feel valued and at ease from the moment they step in. This service adds a personal touch to their stay and helps create lasting positive impressions.
Departure Inspection: Studio: €19 1 & 2 bed: €34 3 & 4 bed: €49 5 & 6 Bed: €64	A check when guests vacate to ensure the property is left in good condition, it can identify damage, missing items and the condition in which the property has been left. This is useful if: • A deposit is to be refunded • A review is to be left by you the host

Emergency Call Out: 8pm to 10am €35 call out fee, then €15 for each subsequent 30 minutes	Enjoy the peace of mind knowing that should urgent attention be needed at your property or for your guests, local on the ground assistance is available.
Maintenance Coordination: 10% of the cost of the works	We'll organise and co-ordinate minor maintenance or emergency works. Liaise with the contractors, provide access and forward digital photos for sign off.
Renovation Management: 15% of the cost of the works	We'll work with you and liaise with your contractor, to oversee the small renovations. For example, painting and decorating, a bathroom or kitchen refurbishment, new windows or flooring. We can even obtain quotes for you to compare.
Pantry Parcels: €25 in addition to the cost of the items	If you provide guest welcome parcels, this is a great option for you.
Guest Guide Production: €75	Helping guests feel at home and ensuring their stay runs smoothly and that they follow the house and urbanisation rules is paramount for you, your neighbours and the community.
Changeover Services: Cleaning €18.50 per hour minimum 2 hours Laundry charged per item.	A comprehensive changeover services ensuring your property is guest ready for the next arrival. Includes change of linens, replenishing of toiletries and all cleaning materials are supplied. Laundry is done at our onsite laundry.

TRANSPARENT PRICING WITH NO HIDDEN EXTRAS

THE SMALL PRINT!

- Contracts are for a minimum of 12 months.
- Fees are charged quarterly and payable quarterly in advance.
- Services commence on contract signing and receipt of the first quarter fees and calculated pro rata according to start date.
- All fees are inclusive of IVA
- If using the Casa Concierge ChangeOver service, 3 sets of keys are required to ensure a smooth transition between guests.
- This is not a full management service. You are responsible for your legal compliance and guest bookings if applicable.
- Areas Covered: Manilva & Casares

OTHER SERVICES

Sales with Property Presentation

Did you know that most buyers decide if they love a property within just 11 seconds? Let Casa Concierge help you make those first impressions count. Sell your property with us and benefit from expert advice on presenting your home to maximise its value and sell your property faster.

Sales Areas Covered: Marbella to Sotogrande. For Sales Amrit on +34 711 09 08 10. For Holiday Home Care Plans and Host Services Andrea on + 34 711 05 22 60. For a look at all our services, visit: www.casaconcierge.es/services.