

Get more from your property



DEVON CLEANING
~ SOUTH HAMS ~

holiday let management

MANAGING & MARKETING
YOUR RENTAL PROPERTY
TO IT'S FULL POTENTIAL

in association with



5 STEPS TO HASSLE FREE HOLIDAY LET MANAGEMENT...

1 SPEAK TO US

We know your property, we know the market and we know how to manage it. Some properties have already changed over to us and have seen an immediate turnaround in rental periods and therefore income.



2 WE'LL CREATE YOUR AIRBNB LISTING

We'll create a listing on Airbnb that describes your property to best attract the right people. We'll also make sure that the detail of the listing is comprehensive, including; how many guests you can accommodate, adding photos and updating including as many property details as we can, to highlight the benefits of choosing your property. This service is only available to existing rentals.

3 WE'LL WELCOME YOUR GUESTS ONLINE

Everyone likes to feel loved and that's why we'll get to know guests before arrival, by messaging them through the Airbnb platform to make sure that they feel they've made the right choice in letting your property, whilst ensuring they are kept fully up to date and all their questions are answered.



4 YOU GET PAID

By using Airbnb's secure payment system, it means you never have to deal with money directly. Guests are charged before arrival, and you are paid automatically after check-in, minus a 3% service fee. You can be paid via PayPal, direct deposit, or international money wire, or as a credit to your client account. We'll also request your fee upon check-in.



5 WE MANAGE THE HOUSE-KEEPING & CHANGEOVER

We provide an all-inclusive service, including property handover, a fully managed cleaning & laundry service. We also combine this with our call out and maintenance services in order to provide a unique and comprehensive service. Some of our commercial lettings are achieving a gross rental of circa £10,000 per week, showing the calibre of the properties we currently manage.



FAQ



DEVON CLEANING ~ SOUTH HAMS ~

holiday let management

WHAT DO WE MANAGE?

We will manage your Airbnb listing, offers & bookings, along with your housekeeping & handover needs in one place. This means you're not paying two large charges in one, as Airbnb only charge 3% on the rental income, which is significantly lower than most agents. Then you only have a 20%+VAT charge from Devon Cleaning South Hams to manage the whole process, including housekeeping & handovers.

HOW DO WE GET STARTED?

As long as you own all the rights to the descriptive text and photographs we can transfer your property details and start marketing your property for you straight away. It's very simple so it will take no more than one hour.

HOW WILL DEVON CLEANING SOUTH HAMS MAKE MY PROPERTY STAND OUT?

We ensure the listing has comprehensive information to attract the right audience. We will also manage all your special offers, positioning and other areas that highlight your property.

WHO WILL BE STAYING IN MY PROPERTY?

We never know who will be staying in the properties, as with the agents it is impossible to vet. Airbnb do have the parameters to only allow clients with previous outstanding

feedback and verified to book the properties. Verified means they will have had a full ID check and had to prove their housing status.

WHY CHOOSE DEVON CLEANING SOUTH HAMS?

We have been based in the South Hams for 30 years with a property changeover business for over 15 years. We know your property, we know the market and we know how to manage it. Some properties have already changed over to us and have seen an immediate turnaround in rental periods and therefore income. In the current climate Airbnb are a go to portal for people looking for property to rent and we can maximise on their success on your behalf without you having to do anything yourselves.

OUR FEES

Devon Cleaning South Hams take a flat fee of 20%+vat of the rental income generated for the booked period. The 20% also includes servicing the property. It does not include your Monthly management fee, or any call outs or unforeseen issues that arise. Nor does it include the Airbnb fee, see below.

AIRBNB FEES

Airbnb takes a fee against the booking this is usually around 3% of the income generated.

SAFETY ON AIRBNB



£600,000 Host Guarantee

In the rare event of accidental damage, the property of every Airbnb host is covered up to a million dollars. It's peace of mind at no extra charge.



Host Protection Insurance

If your guests get hurt or cause property damage, our Host Protection Insurance protects you from liability claims up to a million dollars, included free for every Airbnb host.



Airbnb is built on trust

All Airbnb travellers must submit a profile photo and verify their phone & email. Hosts can also require a government ID. Guests and hosts each publish reviews after check out keeping everyone accountable and respectful.

in association with





DEVON CLEANING

~ SOUTH HAMS ~

holiday let management



Please call our office on 01364 73718

The phone lines are manned 24/7

The Coach House . Station Road . Totnes . Devon . TQ9 5HW

devoncleaning@hotmail.co.uk

devoncleaningsouthhams.com

in association with

