

MAISON STAYS PRICING + SCOPE

FULL-SERVICE PROPERTY MANAGEMENT

Ideal for owners with LA-based properties who prefer minimal involvement in managing and marketing their rental. All aspects of the property are covered for the owner's peace of mind.

Property Analysis:

- In-depth Property Assessment to optimize the space for efficiency, quality, design, comfort, security, and rentability.

Property Setup & Optimization:

- Create a shared email account and set up all home accounts
- Upgrade property with "smart home" features for highest efficiency
- Setup re-occurring deliveries
- Create a 'Guest Welcome Guide' and home checklists
- Upgrade home furnishings as needed
- Schedule and direct professional real estate photography shoot
- Create or update the property listing on various booking platforms including professional copywriting, selecting and editing imagery as needed, and configuring the listing settings. Set up pricing, calendar, payout structure, and automated replies for guest inquiries, ensuring the property is optimized for success across platforms

Listing Management:

- Maintain and update the property listings on all booking platforms as needed including; copywriting/ descriptions, imagery, calendars, pricing, and auto-replies
- Coordination across all booking platforms (up to 50)
- Review Management

Guest Management:

- Screen leads and negotiate pricing
- 24/7 complimentary Concierge services
- Manage all guest communication
- Manage booking details including direct booking contracts

Operations Management:

- Facilitating coordination with handyman, LADWP, security, landscaping, preventative maintenance etc. with the Property Owner in the loop
- Manage all home accounts (ie. Ring cameras, water delivery, Amazon Prime, Netflix)
- Assist with legal issues, claims, permits, insurance, licenses

Property Marketing:

- The property featured on the maisonstays.com home page
- A custom link to your property listing (includes SEO specifically for your property)
- A shareable/ printable one-sheet of your property
- The property regularly promoted on @maisonstays and @maisonstays_partners Instagram and Facebook (and occasionally featured in ads)
- The property featured in email marketing sent to all subscribers
- Schedule and direct professional content creation for the property
- Basic content creation on a regular basis for social media purposes

All Site Visits:

- Check guests in/out
- Site tour

- Prep for overnight stays
Quality Control inspections / stocking
- Emergency visit

Site Representation:

- Property management during events/ shoots/ meetings

PRICING: 20% commission

Applicable for short & long-term overnight stays, events, meetings, and filming bookings