LIIVING

www.liiiving.pt

SHORT STAY PRESENTATION

INTRODUCING LIIIVING

LIIIVING

Liiiving operates 3 areas of business: Sell, Short Stay and To Invest.
We endeavor daily to become a reference company in the field of real estate local housing management. We provide services of excellence to guests, while seeking the best opportunities for the owners. We carry out a profitability study and stipulate the best methods to market your property.

WHY LIIIVING

GROWTH & ACHIEVEMENTS

Over 3 years we have grown to work with +100 properties by providing:

- Extreme care;
- Professionalism;
- An integrated structure, always seeking excellency;

WORLDWIDE

We work daily property owners from around the globe, namely:

- Portugal;
- Spain;
- Angola;
- Ivory Coast;
- Australia;
- Lebanon;

To each owner, a personalised approach:

- By adapting to the favored means of communication;
- By guaranteeing transparent and smooth operations;

OFFICIAL PARTNER

Liiiving was selected as one of the 10 official partners for Local Housing / Real Estate by the European Best Destinations organization..

This partnership grants us the opportunity to use the logo “Porto European Best Destination - Official Partner” in all our communication platforms, and a refferal in that organization’s website and all its publications

EUROPEAN BEST DESTINATIONS

Click Here!

www.europeanbestdestinations.com

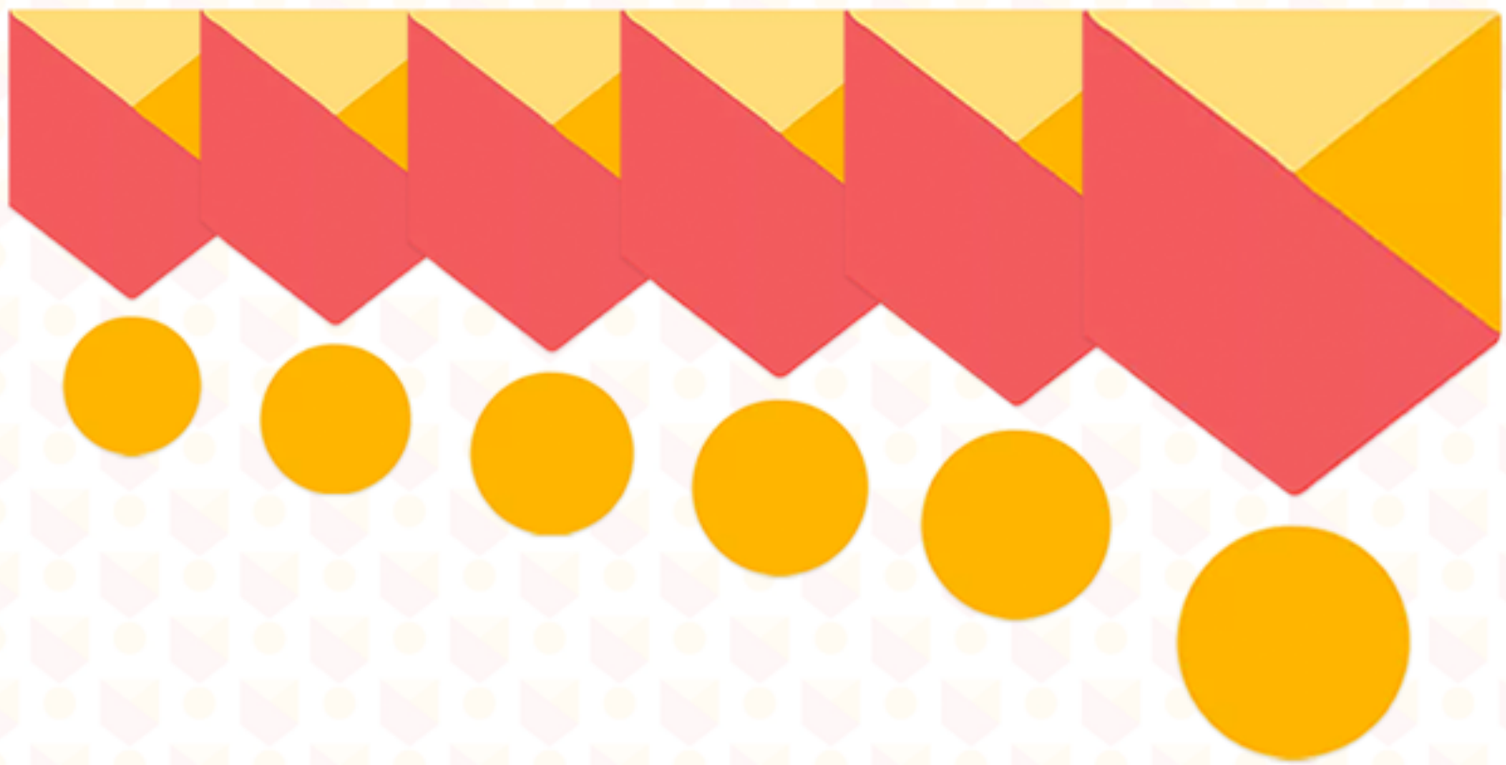
SOME OF OUR RESERVATION PLATFORMS

Booking.com	airbnb	GROUP HomeAway	GROUP tripadvisor	GROUP Expedia	LIVING
	SUPERHOST				
9.4/10 SCORE	4.8/5 SCORE	4.5/5 SCORE	4.5/5 SCORE	4.5/5 SCORE	9.4/10 SCORE
+1100 REVIEWS	+600 REVIEWS	+50 REVIEWS	+50 REVIEWS	+100 REVIEWS	+160 REVIEWS

WE ARE A superhost again

6 CONSECUTIVE TRIMESTERS

JUL 2017 OCT 2017 JAN 2018 APR 2018 JUL 2018 **OCTOBER 2018**



LIVING
LIIVING IS EASY

airbnb

LIIIVING **BACKOFFICE SERVICES**

MANAGEMENT

Multi-calendar management;
Relationship with guests;
Sales strategy and season management;
Billing and Invoicing;
Operational Reports;
Reporting to SEF

MARKETING AND ADVERTISING

Local and international adverts;
Advertising in multiple websites:
- Strategic;
- Influencers;
- Inclusion in European Best Destinations;
- Placement of HD pictures (service offer);

PARTNERSHIP NETWORK

FOR GUESTS:
- Tickets and reservations;
- Car rental;
- Souvenirs;
- Breakfast;
- Luggage service;

LIIIVING **OPERATIONAL SERVICES**

CLEANING AND MAINTENANCE

Maintenance of the property and its furnishings;
Pre-check-in cleaning service;
Laundry service;

RECEPTION

Welcoming guests;
Property inspection prior and post stay;
24-hour support line for guests;
Liiiving App;
Guide Book to the apartment and the city;
Guest Book;
Satisfaction survey;

EXTRA SERVICES

Transfers;
Tour booking;
Welcome baskets;
Breakfast upon request;
Laundry services during stay;
Groceries upon request;
Logistics for families;
Logistics for businesses;

Hello

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TICKET

LIIIVING **PLUS SERVICES**

CONSULTANCY FOR THE PROPERTY OWNER

Budget on request

Maintenance and repairing;
Property decor;
Partnership with architecture firms;
Logistics support while preparing the apartment;
Check-list of the property's furnishings;
Local Housing Kit;
Legal support;
Accounting support;

LICENSES, TAXES AND INSURANCE

Costs non inclusive

Local housing license;
Energetic certificate;
Health and safety equipment;

Liiiving is covered by a multi-risk civil liability insurance [covering the replacement and repair of the property's content].

PAYMENT METHODS

On request

1. Fee over completed reservations;

2. Fee variable according to number of properties;

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