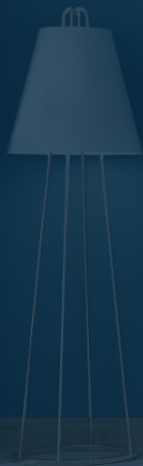


Long-term Rental Management with Flat Manager



What does Flat Manager do?

We take over the management of properties that are rented out long-term and we turn the property into a “serviced apartment” with a concierge service.

In this way the property falls into a higher price category thanks to the concierge services provided to the tenant.

The maintenance of the property and the regular inspections are a premise for low depreciation and at the same time high profitability.



One service package for you and your tenants



Regular inspections of the property to check if it's in good condition



Collection of rent and monitoring for payment of utility bills - there is no worry about delays



Communication with the tenant online, by phone and in person



Representation before condominiums, house council, CEZ and others.



Telephone concierge in English and Bulgarian, 24 hours a day, every day of the year



Cleaning of the property and repairs when needed



Maintenance of the property and elimination of minor damages

Which properties are suitable for long-term rentals?

Location

In Sofia and Plovdiv, the properties should be located near the center, in the preferred neighborhoods or near large office buildings.

Along the Black Sea coast, properties should be located in Varna or Burgas.



Type

One-bedroom, two-bedroom or multi-bedroom apartments or houses.

The presence of a kitchen or kitchenette is mandatory.

It is recommended that the building is new, with excellent common areas and an elevator.



Condition

The property must have been renovated in the last 5 years or refreshed in the last 2 years.

All installations and appliances must be in perfect working order.

The property must be thoroughly cleaned and equipped.



Interior

The suitable apartments are middle and high class with modern interior and in perfect condition.

The furniture does not have to be expensive and luxurious, but it must be of good quality and not depreciated.



Terms & Conditions

Our commission for long-term rental management is fixed and is 60EUR/month with VAT included.

A contract is signed between the owner, the tenant and Flat Manager.



Frequently Asked Questions

✓ When do I receive my money?

We take care to collect the rent and transfer it to you on the 10th of each month, deducting the commission and the extraordinary charges, if there were any.

✓ What happens if the tenant is delaying the payment of the rent?

Even if the tenant is delayed, we will transfer you the money on the 10th of the month. In this way, we guarantee that you will always receive your rent on time.

✓ What happens if there are damages after the tenants leaves?

Thanks to the regular visits we would find out in time if the apartment is kept in good condition and we will be able to react immediately. If there are any damages, they are covered by the deposit from the tenant, which amounts to 1 month's rent, and in the presence of a pet - 2.

✓ What is the next step?

Viewing of the property! E-mail us at office@flatmanager.bg or call us on +359 (0) 875 333 000.

Get a higher
income, peace of
mind and valuable
time!

office@flatmanager.bg

