



LIIVING

www.liiving.pt

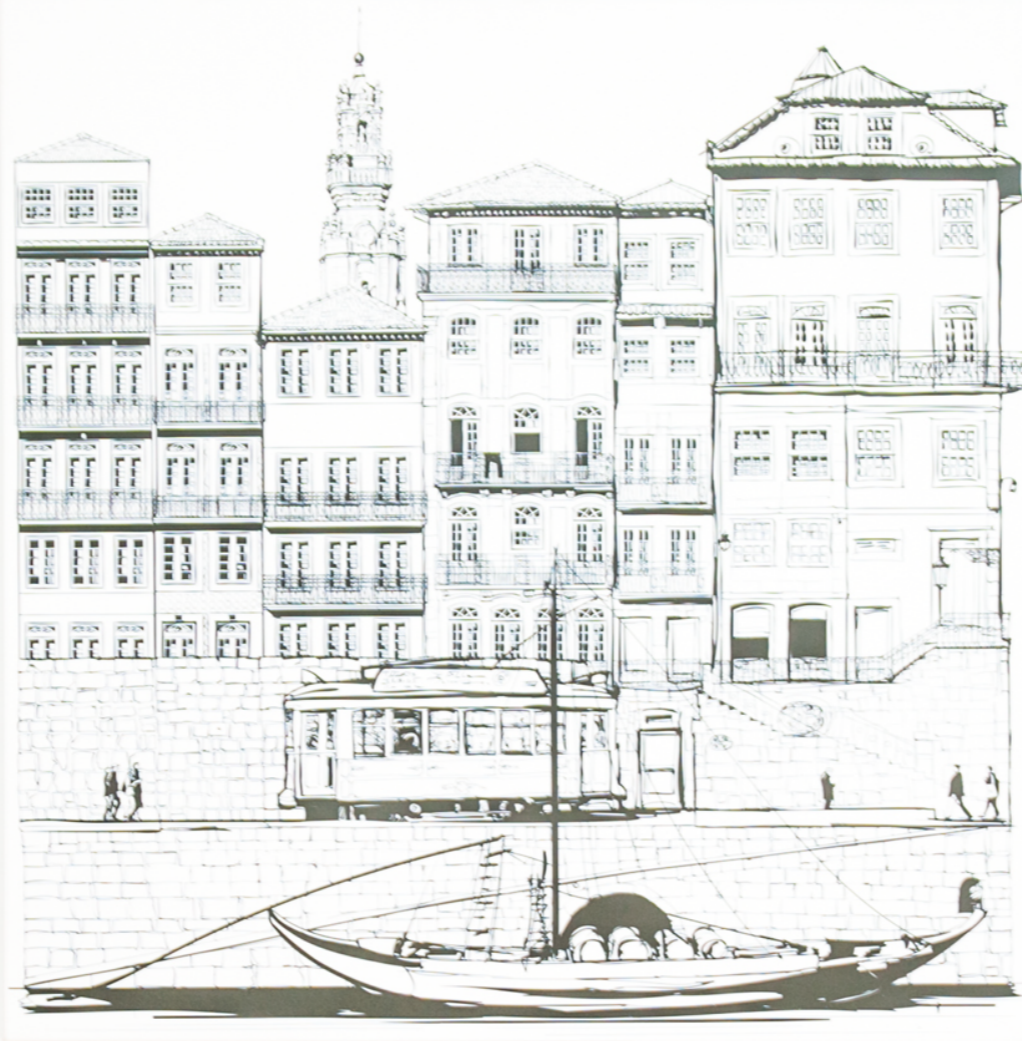
SHORT STAY PRESENTATION

INTRODUCING 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 4 years we have grown to work with +120 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:

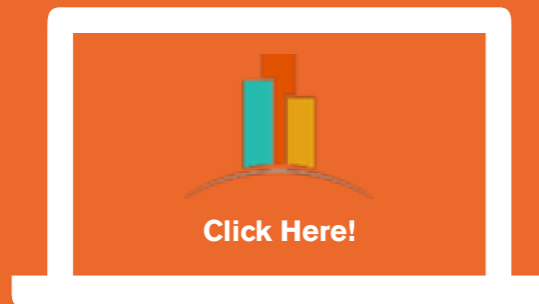
- ▶ By adapting to the favored means of communication;
- ▶ By guaranteeing transparent and smooth operations;

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 referral in that organization's website and all its publications

EUROPEAN BEST DESTINATIONS



www.europeanbestdestinations.com



SOME OF OUR RESERVATION PLATFORMS

Booking.com

9.4/10 SCORE +1100 REVIEWS

airbnb

SUPERHOST

4.8/5 SCORE +600 REVIEWS

GROUP

HomeAway

4.5/5 SCORE +50 REVIEWS

GROUP

tripadvisor

4.5/5 SCORE +50 REVIEWS

GROUP

Expedia

4.5/5 SCORE +100 REVIEWS

LIVING

LIVING IS EASY

9.4/10 SCORE +160 REVIEWS

**WE ARE
superhost** *again*



9 CONSECUTIVE
QUARTERS

**JULY
2019**

LIVING  **airbnb**

LIIVING 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;

LIIVING 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;
Liiving 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;



LIIVING 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;



LIIVING IS EASY



(+351) 224 918 269



info@liiving.pt



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