



PUEBLO BONITO VANTAGE
SAN MIGUEL DE ALLENDE
THE RESIDENCES

RESIDENTIAL
SERVICES



Rental Program • Property Management • Concierge



Rental Program





RENTAL PROGRAM

By being enrolled in this program, you will have a unique advantage, since you have the opportunity to market your villas or condos when they are not in use, all through our team of service professionals, thus obtaining the maximum potential from your investment.

Grupo Pueblo Bonito has more than 30 years in the hospitality industry, which is why we are the experts in managing vacation rentals or long-term rentals, always offering security and excellence.

VACATION RENTAL

You can have access to rental availability and all the benefits that Pueblo Bonito Vantage can offer you. You can find all this in our wide range of reservation services on our Pueblo Bonito hotels page, digital platforms or direct rental.

Income distribution*:

- 40% Operator.
- 60% Owner.

LONG TERM RENTAL

This is the prospecting of the property for long-term rentals, through secure profile search channels.

Income distribution**:

- 15% Operator.
- 85% Owner.



**The calculation of income is made after deducting commissions, administration expenses and reserve fund for replacement of furniture and maintenance. Consult the complete information at www.vantageresidences.mx/residential-services*

*** Consult terms and conditions, as well as the obligations of the owner and the operator at www.vantageresidences.mx/residential-services*



*Property
Management*





PROPERTY MANAGEMENT

You will always have peace of mind knowing that your property at **Pueblo Bonito Vantage San Miguel de Allende The Residences**, is being professionally managed.

The program offers:

- Qualified, professional and reliable personnel selected with the standards of Grupo Pueblo Bonito.
- The assurance that all internal and external personnel (suppliers and contractors) are professional people, approved by Pueblo Bonito Vantage and under the supervision of the Property Management team.
- Confidence that the staff is hired by the Group and you never have to worry about hiring, managing and monitoring staff.

The program includes:

- One month credit on expenses related to the property.
- Personalized service (direct contact person).
- Administrative services:
 - Payment of services: electricity, gas, cable TV, internet, telephone and property tax.
- Maintenance services:
 - Inspections to the property to verify the general condition and repair needs.
 - Basic monthly cleanings when the unit is empty to keep it in optimal conditions (two cleanings per month).

Consult terms and conditions at
www.vantageresidences.mx/residential-services





À la carte services:

Owners of **Pueblo Bonito Vantage San Miguel de Allende The Residences** may also request à la carte service regardless of whether or not they belong to the Property Management program.

- 1. Staff:** Butler and housekeeper.
- 2. Amenities:** Different welcome goodies, such as a menu of essences and handmade soaps for the bathroom.
- 3. Maintenance:** Repairs, remodeling, gardening, jacuzzi maintenance, preventive and corrective equipment services, replacement, assembly and installation of furniture (in the bathroom, kitchen and unit in general).





Concierge



VANTAGE CONCIERGE

By living here you deserve to have the best, that's why we offer personalized attention on planned experiences, transport, request services, reservations or any information you may need.

Our personalized attention to owners and renters of the residential area includes:

- Attention throughout your stay and departure.
- Pre-contact and contact during your stay to coordinate your needs.
- Provide all kinds of information on the services, details of the unit and internal regulations.
- Attention for the reservation of à la carte services.
- Attention and monitoring of maintenance reports, cleaning and housekeeping requests with Property Management support.
- Credit opening during your stay.



Experiences and reservations: _____

- Information and transport reservations, amenities, local experiences, hotel and external consumption centers.
- Chef or cook service.
- Decoration for your personal events.

Diligence: _____

- Dry cleaning services.
- Vehicle rental.
- Buying items in the supermarket for arrival.

Benefits for owners who enter the vacation rental program: _____

1. Car wash service (one car per unit once a week).
2. Babysitting service (one free hour per week for a maximum of two children).
3. Dog sitting and pet walking for one hour twice a week.



Note: Any owner can request it as à la carte services through Vantage Concierge. Consult terms and conditions, as well as the obligations of the owner and operator at www.vantageresidences.mx/residential-services





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 Vantage Residences

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