

Launceston Property Rentals

*managing your property with the care
and attention it deserves*

Owner handbook





Introduction

Launceston Property Rentals provides a bespoke residential property management experience for home owners in Launceston.

'I want my property owners to feel at ease, knowing their property and tenants are being cared for.'
– Kristy Arnold

Kristy Arnold

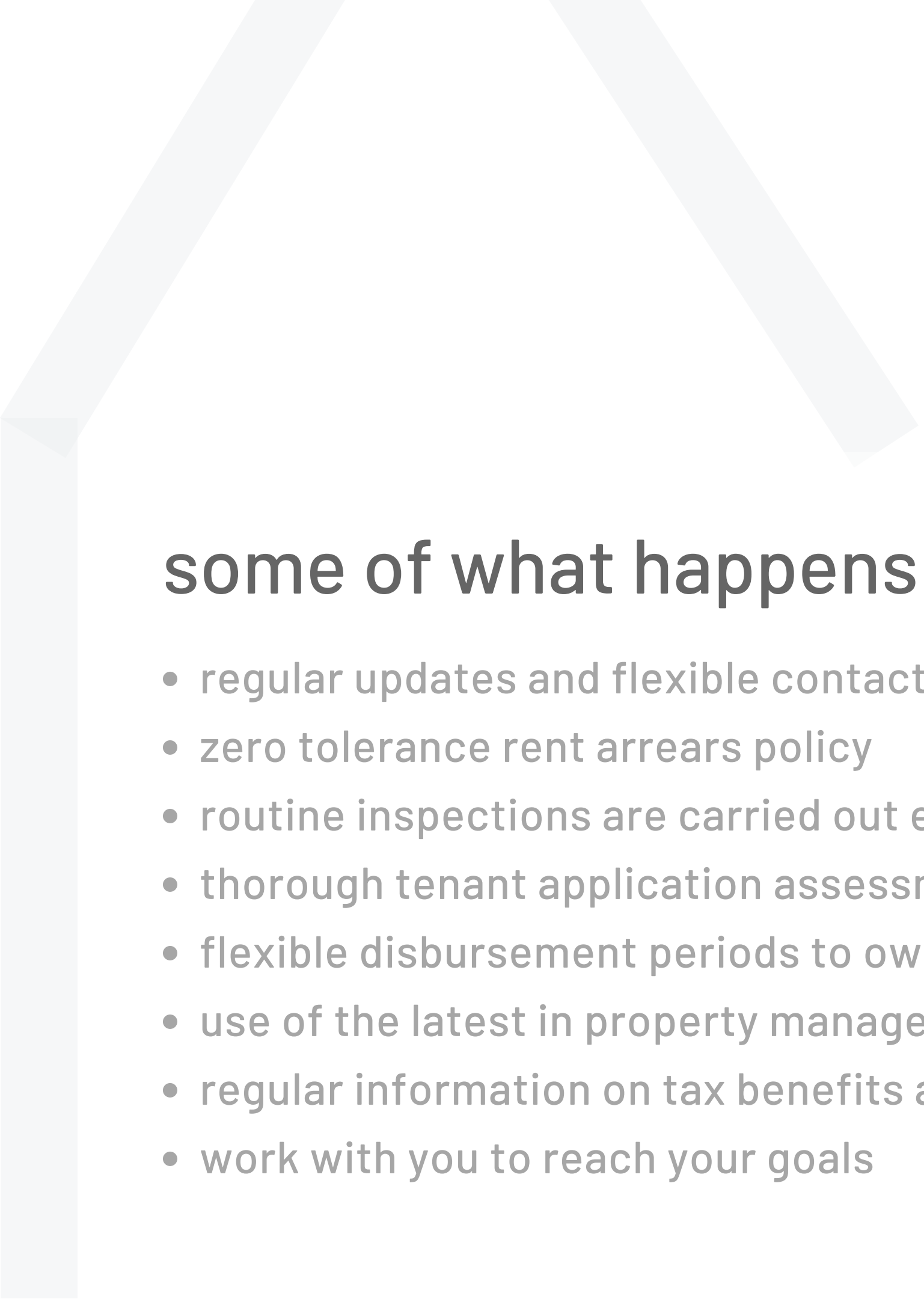
Director . Licencee . Property Manager

'I created Launceston Property Rentals with the sole focus to provide my owners, tenants and their homes with the care and attention they deserve.'

'My property management journey started in 2007 with 41 Degrees Real Estate and has led me most recently to Insitu Property as the co-director and managing agent for the company's founding year. '

Launceston Property Rentals is a member of the Real Estate Institute of Tasmania





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some of what happens for you

- regular updates and flexible contact hours
- zero tolerance rent arrears policy
- routine inspections are carried out every 3 months
- thorough tenant application assessment
- flexible disbursement periods to owners
- use of the latest in property management systems
- regular information on tax benefits and other opportunities
- work with you to reach your goals

Schedule of Fees

Management

10% of rent plus gst

Letting

\$850 plus gst* / \$500 plus gst**

Lease renewal / rent review

no charge

Statement / EOFY statement

no charge

** Letting fee for new tenant/s under
Launceston Property Rentals management.*

*** Re-letting fee for new tenant/s where a
letting fee has already been charged.*



Make the change

In Tasmania there is no exclusive period beyond 30 days for on-going management for a residential property.

You don't need to wait until you have a vacant property to change agency. All you need to do to transfer your management is contact Launceston Property Rentals.

We provide a notice for you to send to your current property manager and then we handle everything from there which includes:

- collecting all relevant documents
- contacting and meeting your tenants
- providing a comprehensive report to you





Contact a flexible, attentive and
caring property manager



Kristy Arnold

0428 396 602

kristy@launcestonpropertyrentals.com

www.launcestonpropertyrentals.com

68 St John Street
Launceston TAS 7250
by appointment only

P0 Box 398
Launceston TAS 7250

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