

# RESIDENTIAL LETTINGS

## Our Offices

Main Street, Ballinrobe  
Co. Mayo, F31 HH39

Bridge Street, Headford  
Co. Galway, H91 VY54

Odeon House, Eyre Square  
Co. Galway, H91 CP5T

**PROPERTY  
PARTNERS**

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EMMA GILL

# OUR SERVICES

Our goal is to relieve landlords from the the stress and constant responsibilities that come hand in hand with letting a property. As such, we offer various services to aid us in this mission. These include:

- Advertising
- Overseas Tax
- Lease signing
- Rent collection
- Tenant disputes
- Transfer of utilities
- CRM Accounting Services
- Tenancy recommendations
- Thorough tenancy screening
- Up to date on current legislation
- Individual Viewings where possible
- Registering and annual renewing of tenancy
- Notify tenant of property facilities and services
- Cost-Effective, Reliable Maintenance from trust worthy contractors




## ROSANNE KEARNS, LETTINGS AGENT.

Rosanne is the Lettings Agent on the team at Property Partners Emma Gill. Rosanne spent two years, part-time in the Institute of Tallaght, Dublin. There, she received a Level 6 Higher Certificate in the Business of Real Estate (Sale, Valuation and Management).

Some of Rosanne's keys strengths include strategic property management, organisation and cost saving measures. She always strives to maintain open communication with all her clients.

Rosanne has a hands on, professional and result driven approach. She is licenced with the Property Service Regulatory Authority (PSRA) for all property service categories (A-C).

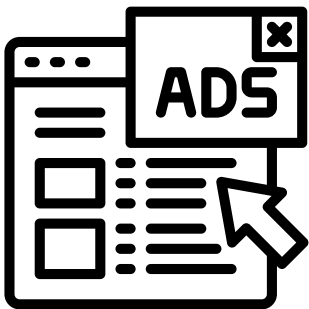


 087 336 3767

 rkearns@propertypartners.ie  
emmagilllettings@propertypartners.ie

# LETTINGS

Our team will look after every step involved in letting your property. A licensed auctioneer will deal directly with the letting, while support will be offered from our accounts and administrative staff.



We advertise the property on relevant property portals, including Daft.ie and our own Property Partners Website.



We schedule and attend viewings of the property. Here we are able to narrow down potential candidates.



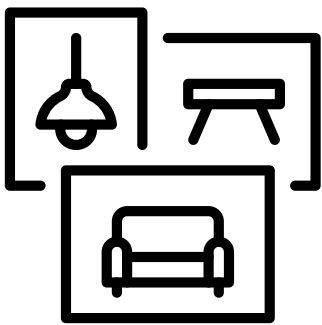
We screen and check references for all applicants to ensure we select the ideal tenant. We then go on to prepare the lease agreement.



# MANAGED SERVICE

Most tenants prefer managed services as it keeps the relationship with their landlord professional and removes emotions from the equation.

There are many benefits to managed services including tax relief on the managed fees, repairs and maintenance. This makes it a very easy and financially efficient decision to make.



We record an inventory of the items in the property prior to the letting. We also take note of the condition of the property prior to the arrival of the tenants.



We handle the collection of rent and transfer to the landlord's account. We conduct rent reviews in accordance with current legislation.



We perform regular inspections of the property to ensure that it is being well maintained. We also deal with any maintenance issues that may arise during the tenancy.

# COMMUNICATION IS KEY

We keep landlords up to date on all property activity. We also ensure tenants are aware that we expect communication to ensure the property is being well maintained.

PROPERTY  
PARTNERS

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Don't just take it from us.  
Take a look at what our  
clients think.



"... They provided exceptional  
property management services  
when I rented my house ... The  
rental process was seamless  
thanks to Rosanne's expertise  
and meticulous detail."

- Ben

"Great service from Rosanne in  
letting an apartment."

- Shane



"Responsive and efficient and a  
pleasure to deal with  
throughout!"

- Tommie



# PROPERTY PARTNERS

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## EMMA GILL

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091 884 000

GALWAY  
091 884 000

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