



LANDLORD NEWSLETTER

SUMMER 2020 EDITION

RENTAL PRICING DURING THE PANDEMIC

In May rental pricing rose 2% nationally which was likely due to the pandemic. The average raise in rent, in the past 10 years, has been 3.5% - 6% prior to the pandemic. Across the country, agents say the rental market has remained relatively active amid the pandemic, which is very comforting for landlords. Even though certain landlords, across the nation, have experienced loss of rents, you have been extremely fortunate to have continued receiving your rent each month. Our tenants have been amazing, and they understand the situation at hand. Of course, no one can predict what the future brings, but they all intend to stay on track with paying their rent each month.

COVID 19 & HURRICANE SEASON

So, we are at the mid-year point now and Covid 19 is still with us. In fact, here on the Treasure Coast, the Mayors have issued a mandate regarding mask wearing in public. As vexing as all the pandemic dynamics have been, day to day circumstances march on and Mother Nature shows no signs of suspending her activity for Covid 19, especially in Florida. Kids are back to school whether in a classroom or at home.

To that end, we want to address that we are only one month into the long hurricane season and we have already experienced a tropical storm. We do our absolute best to assist you and the tenants, as much as possible during a hurricane. If you need to be put on the list for installation of shutters, you must do that immediately. So you are aware, we have sent the tenants detailed information of what to do before, during and after a storm, so they are well prepared.



FUN IN THE SUN

Do have fun in the sun, but please stay safe and continue following the CDC guidelines. Your backyard is a great place to do this and still have fun and be safe. So, enjoy your last month of summer and soak up all those joyous summer rays 😊



SPRING CLEANING

It's that time when "Spring Cleaning" is upon us. Since we could not do Spring Cleaning during the Spring, we are implementing it now. We highly suggest some ideas on how to continue to keep your investment home beautiful and maintained.

- ❖ Even though most tenants are responsible for yard maintenance, as a rule they will not mulch, remove dead plants nor replant. We suggest that you do the upkeep of the property, so it remains in beautiful condition. Cost varies.
- ❖ Have your HVAC unit checked by our certified a/c company for an annual maintenance service call. The cost is a only \$80 (see details in email).
- ❖ Power washing your walkways, driveways and roofs, along with cleaning gutters, are another important way to keep the property in beautiful condition. The cost is only \$200 for an average size home.

Contact Aly for details and pricing at myworkorder@comcast.net