



**Condo**



**Single Family**



**Multi Family**



Checkerboard Realty, Inc.

# Property Management Services

## Checkerboard Realty, Inc.

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## Tim Snelgrove Broker / VP

727-244-7498

[Tim@CheckerboardRealty.com](mailto:Tim@CheckerboardRealty.com)



## Our Experience

Checkerboard Realty has been in business since 1983. We handle both sales and property management for residential property. We are a small family based business so we are more efficient and flexible in our operations. We have increased our property management business in the last three years due to demand from our customers. We currently have an inventory of approximately 50 properties. We manage condos, townhomes, mobile homes and single family homes. Our focus is on annual rentals but we also manage short term and seasonal rentals as well. We stay current on the legal and market issues by attending multiple seminars and classes every year. If you find your self in need of a property management company please give us call and we will see if we can help you.



National Association of Residential Property Managers

## What Do We Do?



- ◆ Full financial accounting and reporting
- ◆ Credit/background screening of tenants
  - ◆ Advertising via internet, print & other venues
  - ◆ Lease preparation by a lawyer
- ◆ Maintain an escrow account for security deposits
- ◆ Move in & move out inspections with video
  - ◆ Repair & maintenance by qualified vendors
  - ◆ Periodic property inspections
- ◆ Problem tenant removal (if needed)
- ◆ Year end tax statement via 1099 form

## Other Things to Consider?

### Would you like to:

- Call tenants when their rent is late
- Get a call from a tenant on Thanksgiving because their sink is clogged
- Meet the AC guy when the tenant is at work
- Drop everything when someone calls with a water leak
- Negotiate the best rent in your market
- Deal with a tenant like the one in the Pacific Heights movie

### Or would you like to:

- Receive a check every month (minus our commission of course)

