



COASTAL REALTY

Property Management & Vacation Rentals

3942 A1A South
St. Augustine, FL 32080

800-587-2287
LongTerms@CoastalRealtyFL.com

WHY CHOOSE COASTAL REALTY

PROPERTY MANAGEMENT & VACATION RENTALS

TO MANAGE YOUR LONG TERM RENTAL

With 30 years in the Rental and Property Management industries, Coastal Realty has a passion for offering the best customer experience by providing personal and hands-on service. Our office is locally based in beautiful St. Augustine, Florida.

Coastal Realty offers full-service management for long term rental properties throughout St. Augustine and its surrounding areas. We pride ourselves on the service we offer to owners and renters. With the Coastal Realty Team, you can always expect transparency, consistency, and professionalism.

Coastal Realty has strong ties in our community, and we love to give back whenever we can by supporting local non-profit organizations - including K9s for Warriors, Betty Griffin Center, SAFE Pet Rescue and many more.

The next page details our fully managed option. Please contact us for information on placement-only services.



ENHANCED MARKETING & LEASING TOOLS

COASTAL REALTY PARTNERS WITH INDUSTRY LEADER BLUETENT DIGITAL MARKETING FOR OUR WEBSITES, AND UTILIZES SOCIAL MEDIA AND OTHER TOOLS TO MAXIMIZE EXPOSURE AND GET UNITS FILLED QUICKLY.

OUR REPRESENTATIVES COMMUNICATE WITH PROSPECTIVE TENANTS, PERSONALLY SHOW UNITS, AND GUIDE OWNERS AND TENANTS THROUGH THE LEASING PROCESS.

CUSTOMER SERVICE

COASTAL REALTY SERVES AS THE PRIMARY POINT OF CONTACT FOR THE TENANT. OUR HOME OFFICE IS OPEN 7 DAYS A WEEK, AND WE HAVE A 24 HOUR EMERGENCY LINE AVAILABLE FOR AFTER-HOURS AND HOLIDAY EMERGENCIES. THIS MAKES OUR SERVICES EASILY ACCESSIBLE TO BOTH RENTAL OWNERS AND TENANTS.



CUSTOMIZED LEASES

COASTAL REALTY USES INDUSTRY STANDARD LEASES THAT CAN EASILY BE CUSTOMIZED TO BEST SUIT ANY SITUATION.

UNIT MAINTENANCE

FOR A NOMINAL HOURLY FEE PLUS MATERIALS COST WE PROVIDE GENERAL MAINTENANCE TO OUR RENTAL UNITS. THIS IS A PROVEN COST SAVER FOR OWNERS AND BENEFICIAL TO RENTERS WITH RAPID RESPONSE FOR MAINTENANCE ISSUES.



UNIT CLEANING

COASTAL REALTY WORKS WITH PROFESSIONAL CLEANERS TO HAVE UNITS THOROUGHLY CLEANED AFTER TENANTS MOVE OUT, LEAVING THEM READY FOR THE NEXT LEASE.

TENANT SCREENING

COASTAL REALTY SCREENS EACH NEW TENANT, INCLUDING CREDIT CHECKS, BACKGROUND CHECKS, AND EVICTION HISTORY.



DISPUTES AND OTHER ISSUES

COASTAL REALTY HANDLES DISPUTES, DELINQUENCY, AND OTHER TENANT ISSUES PROFESSIONALLY BUT FIRMLY. IN THE RARE INSTANCES WHERE IT IS NECESSARY, COASTAL REALTY WILL HANDLE COLLECTIONS AND EVICTIONS.



RENTAL STATEMENTS, DISBURSEMENTS, & TAX REPORTING

COASTAL COLLECTS RENT FROM OUR TENANTS, AND PROVIDES OWNERS WITH AN ITEMIZED MONTHLY STATEMENT OF INCOME AND EXPENSES ALONG WITH THE RENT DISBURSEMENTS TO OUR OWNERS BY THE 15TH OF EACH MONTH. DIRECT DEPOSIT IS AVAILABLE AT NO ADDITIONAL COST. OWNERS ALSO HAVE ACCESS TO AN ONLINE PORTAL TO VIEW STATEMENTS AND OTHER INFO. WE PREPARE AN ANNUAL 1099 FOR EACH PROPERTY.



CONTACT US

PLEASE CONTACT US DIRECTLY FOR FURTHER INFORMATION, QUESTIONS, OR WHEN YOU ARE READY TO JOIN OUR RENTAL PROGRAM!

800-587-2287 ▪ LONGTERMS@COASTALREALTYFL.COM

