

# Harris Properties Management, Inc.



*Helping you find your perfect spot in  
the sand for over 30 years!*

# Owner Testimonials



**William (Bill) Moquin**  
Sunset Place  
Started Program 4/12/14

Since the outset I have had no problems with the rentals as Brian and company take care of everything including cleaning and maintenance. We chose to use a laundry service, as part of their recommendation, and that has worked well for us. Brian does a great job, very professional!



**James & Tanya Callan**  
La Brisa (201W) (Martinique)  
Started Program 5/28/14

We first were introduced to Brian Harris Properties in renting their beach houses for my family each year. They were wonderful to deal with then and now as new owners we also give them high accolades. Brian Harris and his staff are business savvy, honest, friendly, and always a pleasure to work with. We look forward to many more years of their property



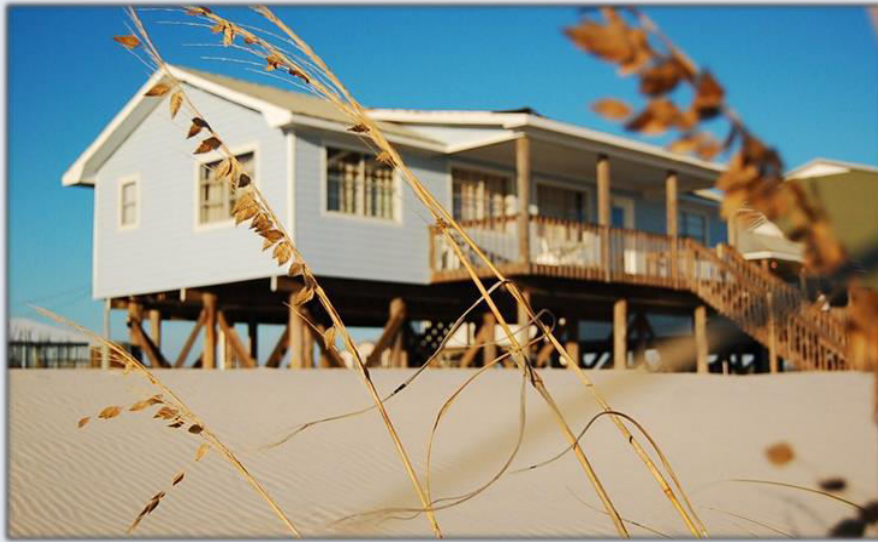
**James & Georgia Hayden**  
A Slice of Paradise (Compass Point # 310)  
Started Program 6/19/14

Brian has been pleasant and easy to talk to. He knows the area and has a good understanding of the rental market. We are looking forward to a prosperous year with Brian and his team.



**Mary Lynn & William Llop**  
Drift Inn 2  
Started Program 12/6/13

Brian has been our property manager for the past year. He has been reliable and always acts quickly when needed. He has a thorough knowledge of the area and all of the related business'. He has a business mind with a service attitude! Vey good to work with.



In 1983 Steve & Becky Harris  
purchased “SH 59” Still  
Rented as Catalina”

**Brian Harris**  
CEO/Broker

[Brian.h.hpm@gmail.com](mailto:Brian.h.hpm@gmail.com)

**Jon Klover**  
Owner Relations

[Jon.k.hpm@gmail.com](mailto:Jon.k.hpm@gmail.com)

***Call or Email for more information.***

You are living the dream! You own your own perfect spot in the sand along the beautiful Alabama Gulf Coast. But that dream is turning into a nightmare. With high management fees, less than expected annual rental revenue, and an endless array of nickel and dime charges, owning your own vacation home is becoming more trouble than it is worth.

Harris Properties Management is the answer! We have built our company from the ground up to be owner focused and owner driven. We are owners ourselves and have been for over thirty years! We know what owners want, and work tirelessly to provide you with the best owner experience on the Alabama Gulf Coast. Let us make your vacation home the dream you knew it always could be!

## **How is Harris Properties Management different?**

An owner’s perspective toward investment property  
Effective and efficient online advertising: VRBO, HomeAway, Flipkey  
Cost effective maintenance & annual inspections  
Knowledge of the vacation home set-up process  
Rental Income Maximization

# How much do you charge?

We charge a 22% commission on rental revenue.

## What do I get for that 22% commission?

- Complete online marketing campaign designed to maximize your homes revenue. No Cost: VRBO, HomeAway, FlipKey & TripAdvisor ads.
- We will handle all: rental inquiries, reservations, check ins, check outs, cleanings, preventative maintenance, 24 Hour guest complaints and other issues that may arise.
- An online owner's portal to gain instance access to your homes availability & financial picture.
- Initial Home Set Up Assistance.
- New Premium, Digitally Enhanced Photos to optimize your homes marketing presence.
- Video tour of property professionally shot & edited. [\\*\\*Click Here to See Video Tour of Barefoot\\*\\*](#)
- **No owner usage restrictions.** This is your home, use it when you want to.
- Pre and post reservation inspections for each guest.
- **Annual inspections** of the home and kitchen inventory.
- Annual recommendations for upgrades and repairs to keep your home in great shape.
- Never Pay Credit Card fees!
- Annual **Price Analysis** to optimize your rental revenue throughout the year.
- A 10% Owner Referral Commission Rate.

## I know photos are important but a photo is a photo, right?

The photos use to market your home are the most important piece of the marketing puzzle. We take new photos with professional lenses and lighting then digitally enhance the photos to optimize your homes marketing presentation.



Barefoot



Alabama Dreamin'



La Brisa (201W)



Salt Life



Dolphin View (Mustique 1801)

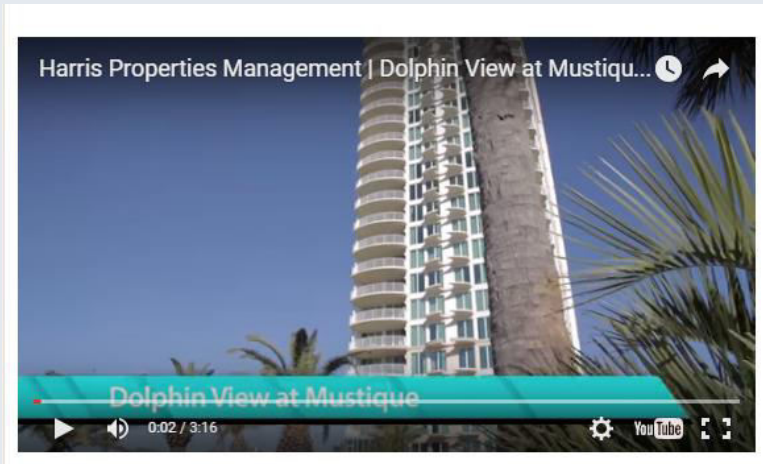


Tafy Beach (Broadmoore)

# Video Tours



[Click Here to See Video Tour of Barefoot](#)



[Click Here to See Video Tour of Dolphin View  
\(Mustique 1801\)](#)

# Homes in Fort Morgan



**Catalina**  
**Beach Front in Fort Morgan**  
**2 Bedroom**  
**\$64,007.92 in 2015**

**Fountain of Youth**  
**Beach Front in Fort Morgan**  
**2 Bedroom**  
**\$62,218.01 in 2015**



# Homes in Fort Morgan



**Summer Wind**  
**Beach Front in Fort Morgan**  
**4 Bedroom**  
**With Community Pool**  
**\$83,879.79 in 2015**

**Wall Street**  
**Beach Front in Fort Morgan**  
**3 Bedroom**  
**With Community Pool**  
**\$75,909.76 in 2015**





# Homes in Morgantown located in Fort Morgan



**Brainstopper  
Beach Front Morgantown  
8 Bedroom  
With Community Pool  
\$130,368.49 in 2015**

**Sawgrass  
Morgantown in Fort Morgan  
5 Bedroom  
With Community Pool  
\$60,537.92 in 2015**



# Condos in Fort Morgan



**Martinique (La Brisa 201W)**  
**3 Bedroom**  
**With Community Pool**  
**\$44,284.14 in 2015**

**Beach Club (Doral 501)**  
**3 Bedroom**  
**With Community Pool**  
**\$39,119.45 in 2015**



# Homes on West Beach in Gulf Shores



**Salt Life**  
**Beach Front on West Beach**  
**3 Bedroom**  
**\$64,206.38 in 2015**

**Sunset Place**  
**Beach Front on West Beach**  
**4 Bedroom**  
**\$110,963.08 in 2015**



# Homes on West Beach in Gulf Shores



**Somewhere in Time 1**  
**Beach Front on West Beach**  
**4 Bedroom**  
**\$84,046.76 in 2015**

**Drift Inn 2**  
**Beach Front on West Beach**  
**3 Bedroom**  
**\$72,226.60 in 2015**



# Condos In Gulf Shores



**Dolphin View (Mustique 1801)**  
**Beach View on West Beach**  
**4 Bedroom**  
**With Community Pool**  
**\$64,888.48 in 2015**

**Crystal Towers # 207**  
**2 Bedrooms**  
**With Community Pool**  
**\$28,537.58 in 2015**



# Condos in Orange Beach



**Tafy Beach (Broadmoor # 105)**  
**Beach Front in Orange Beach**  
**3 Bedroom**  
**With Community Pool**  
**\$44,816.38 in 2015**

**Palms # 215**  
**Started Program March 2015**  
**Beach Front in Orange Beach**  
**3 Bedroom**  
**With Community Pool**  
**\$35,566.16 in 2015**



# Harris Properties Team

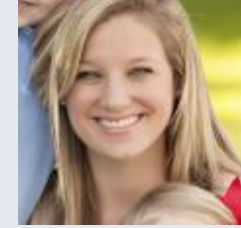
## Executive Team



**Brian Harris**  
CEO/Broker



**Vickie Bell**  
Office Manager



**Elisabeth Yoho**  
Director of Reservations

## Reservations Team



**Brigette Hedge**  
Reservation Supervisor



**Rondi Kirby**  
Reservation Specialist



**Mary Ellen Waters**  
Reservation Specialist

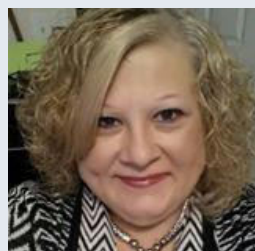


**Katie Lee**  
Reservation Specialist

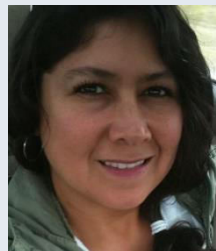
## Office Team



**Jon Klover**  
Owner Relations



**Lenetta Martin**  
Guest Relations



**Debbie Knighten**  
Admin Assistant

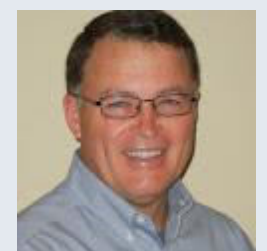
## Real Estate Team



**Deb Wood**  
Realtor, Coastal  
& Resort Home Specialist



**Michelle Buskens**  
Realtor



**Randy Smith**  
Realtor

# How can I learn more about Harris Properties Management helping me with my vacation rental?

**Brian Harris**

CEO/Broker

[Brian.h.hpm@gmail.com](mailto:Brian.h.hpm@gmail.com)

**Jon Klover**

Owner Relations

[Jon.k.hpm@gmail.com](mailto:Jon.k.hpm@gmail.com)

Visit Us: [ourgulfshoresvacation.com](http://ourgulfshoresvacation.com)

If you are interested in investing in a vacation rental property call today!  
The Alabama Gulf Coast has dozens of properties that have the potential to produce between 3% to 8% cash return on your invested dollar.  
Further investment returns are likely through home value appreciation.

## **Benefits of Investing in Vacation Real Estate**

Use and Enjoy Your Investment

Cash Positive Investment

Steady Real Estate Value Appreciation

Use of Tax Deductible Mortgage Interest

Further Tax Deductions Through Allowable Depreciation