

# SKYLEE

Curated Exclusivity. Signature Spaces. Handpicked Elegance.

Luxury Property Management & Curated Stays for Corporate & Relocation partners, Professionals & Families.

[Book a Discovery Call](#)

## About Skylee

At Skylee, we specialise in transforming luxury properties into carefully managed, revenue-generating assets through strategic short-term rental management.

Operating across India, the UAE, and the UK, we bring a measured, hospitality-led approach, ensuring your asset is maintained and thoughtfully optimised.

We believe property ownership should feel effortless, profitable, and elevated.

## The Challenges

Owning a premium property comes with hidden complexities:

Time-consuming coordination with multiple vendors	Inconsistent guest experience and poor-quality management
Ineffective pricing strategies leading to lost revenue	Maintenance inefficiencies and lack of oversight
Difficulty monetising idle time	Low visibility and lack of enquiries

Most properties remain underperforming not because of location, but because of poor structuring.

## Our Approach

At Skylee, we take a selective, data-driven approach.

We only onboard properties with strong revenue potential and structure them into high-performing assets through:

1 Strategic positioning	2 Dynamic pricing models
3 Market-based demand analysis	4 Luxury guest experience design

If the numbers do not make sense, we do not move forward.

## Full Property Management

Our end-to-end management may include:

- Utility bill setup and support
- Account and listing management across platforms
- Guest vetting and verification
- Guest communication and booking management
- Custom guest welcome and guidebook
- Housekeeping and cleaning coordination
- Linen and toiletries management
- Self check-in coordination
- Financial reporting and performance tracking
- Price optimisation based on market demand
- Ongoing competitor analysis

## Additional Services

- Professional photography
- Security camera installation
- Noise detector installation
- Interior design and staging
- Furnishing and setup
- Licensing and compliance support
- Emergency call-outs
- Utility liaison

## Revenue Optimisation

We align pricing with real-time demand, not static estimates.

Our strategy includes:

Seasonality and day-of-week demand	Local events and market spikes	Lead-time gap optimisation
Competitor benchmarking	Occupancy pacing	

## Revenue Management

- Dynamic Pricing Strategy
- Calendar Optimisation
- Listing SEO & Updates
- Multi-Platform Syncing

## Guest Communication Standard

### Speed

Every guest enquiry is responded to within **1 hour**

### Tone

Warm, clear, and hospitality-led communication that builds trust and enhances experience

## What We Manage Every Day

<b>The Voice</b> Guest communication, bookings, and support	<b>The Brain</b> Pricing, calendar optimisation, demand capture	<b>The Hands</b> Cleaning, maintenance, and operations
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## Maintenance, Handled with Precision

### Emergency

Immediate response and resolution

### Non-Emergency

Logged, communicated, and scheduled efficiently

## Proactive Property Care

Routine inspections ensure issues are addressed before they impact guests.

### Museum-Grade Maintenance

Your property is maintained to preservation-level standards, ensuring long-term value and flawless presentation.

## Weekly Property Updates

Owners receive 30-second property walkthrough videos every week, ensuring full visibility and confidence.

## Monthly Performance Reports

- Total revenue
- Occupancy rate
- Average daily rate
- RevPAR
- Total bookings
- Average stay
- Reviews and rating

## Transparent Communication

We communicate:

- Revenue wins
- Booking updates
- Performance insights
- Guest feedback

## Revenue Potential

We structure properties to achieve:

1 High occupancy	2 Premium nightly rates	3 Consistent monthly income
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Target: AED 30,000 – AED 70,000+ per month (location dependent)

## The Skylee Standard

Weekly housekeeping	Photo reports after every clean
Monthly property audit	Weekly video updates
Timely partner payments	1-hour response guarantee
Museum-grade maintenance	Proactive issue handling through 24/7 maintenance systems that flags potential issues enabling prospective measures and resolution avoiding minor and major concerns
Transparent reporting	Top hotel-level cleaning standards maintained consistently

We do not leave performance to chance; we build systems that support it.

## A Structured, Low-Risk Start

We understand that committing to long-term management without proven results can feel uncertain.

That is why Skylee offers a 90-day structured onboarding phase designed to demonstrate performance and build trust.

### 1 Month 1 — Setup & Positioning

- Listing optimisation
- Professional photos
- Pricing strategy live

### 2 Month 2 — Traction & Stability

- First 5-star reviews
- Occupancy stabilisation
- Operational smoothness

### 3 Month 3 — Review & Decision

- Revenue report card
- Owner feedback session
- Decision on long-term collaboration

## Performance-Led Partnership

There is no long-term lock-in commitment.

You are free to walk away if it does not align with expectations, communication, or performance at any point.

This ensures a transparent, trust-based partnership built on results, not obligation.

## How It Works

01 Discovery Call	02 Strategy Call	03 Onboarding & Setup - 14 days
04 Go Live	05 Property starts generating revenue	

## Cost Structure

Pricing depends on:

- Property size
- Location
- Service scope

We operate on a commission-based model, aligning our success with your property's performance.

## Let's Turn Your Property Into a High-Performing Asset

Begin with a refined discovery call to explore how Skylee can position your property for stronger occupancy, elevated guest experience, and exceptional long-term returns.

[Book a Discovery Call](#)

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