

Need vacations? Save money by renting directly from owner

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Need vacations? Save money by renting directly from owner

By Dalvin Rumsey

More and more people are discovering the advantage of renting vacation property directly from the owner instead of booking the same condo through a management company.

During the last 5 years the number of properties being advertised on the internet directly from owner has exploded to well over 50,000.

People are discovering that they can save significant money by renting a condo directly from the owner. The reason why is simple. When a person rents a condo through a management company it is not unusual for 50% (yes, 50%!) of the fee to stay with the management company.

When a person rents directly from an owner the owner gets to keep 100% of the rent. Therefore, owners can discount their properties quite a bit and still make significantly more money than if they used a management company.

For example, let's say you wanted to get a 2 bedroom condo in Keystone Colorado for 7 days over Christmas. Going to the Keystone website, we found the total price for a two bedroom condo that is walking distance to the lifts quoted at a total of \$3,759.92.

Renting directly from owner, we found identical condos for around \$2,600. You would save well over \$1,000 just by renting directly from the owner. In fact, you might save even more by 'negotiating with the owner', something you can never do with a management company.

Another advantage to renting directly from the owner is that many owners know how to obtain discounts to the local attractions. For example, we found an owner who could sell us a 4-day lift pass at Copper Mountain (Colorado) ski resort for \$59. That is under \$15 per day of skiing. Purchasing 32 tickets (family of 4 skiing for 8 days) directly from the resort would cost over \$2,300, whereas purchasing 8 of the 4-day discount passes would only cost \$472. That is an additional \$1,800 in savings. So, by renting directly from the owner your total savings is now close to \$3,000!

We found similar savings in the Orlando, Florida area (Disney World) and in Hawaii (Waikiki, Maui, Big Island, etc.).

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Renting directly from owner also allows you to see exactly what condo you are getting. Most owner websites have detailed pictures of their condos.

When you rent from a management company you usually do not know what condo you are going to get. All you know is the area and perhaps the name of the building the condo is in.

Many owners have an online calendar so it is easy to see if the dates you want are available and also how popular the condo is with other people. If the calendar shows lots of activity then that is a good sign the owner is providing a good value.

If you are an owner and currently using a management company to rent it out, you may want to

consider renting it out on your own. It does take more time than using a management company, however, as thousands of other owners have discovered, it can be time well spent. Before you do it, you might be well advised to talk to other owners who are doing it and if possible join (or form) a referral network of other owners. Referral networks can be very powerful tools in helping you stay in touch with other owners. They are especially important if you don't live in the same area as your rental property is in.

Finding other owners is very easy. All you need to do is find a site where owners advertise (there are lots of them out there) and send the owner a message or give him/her a call (phone numbers are also published with the listings).

Make sure you visit

www.rdfo.com

before your next

Vacation

, this is the only

Rent Directly From Owner

site that is solely a search engine dedicated to vacation rental property.

Planning Orlando Vacations, Right Down To The Sunblock

By Ken Snow

Orlando vacations can be coveted memories in your life. There are many things to do in Orlando. Whether you are going to soak up some sun, shop, hit all the popular tourist spots or just lounge away

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the days, you are bound to have a great time. There are a few things to remember that can make your trip even more enjoyable. One thing that you should think about when you are looking into Orlando vacations is your budget. Decide on your price range for accommodations and shop accordingly. You can look at online sites for discount lodging. Or, if you are booking a vacation through a travel agency, check what kind of hotels they have planned. Remember to compare price and amenities. Cheaper isn't always better. Depending on how many are traveling in your party and how long you plan to stay, you may find that renting a house for your vacation makes more sense. Another thing that you should think about when you are considering where to stay on Orlando vacations is location. Check to see what side of town most interests you and try to find accommodations on that side. After all, you don't want to spend the majority of your time traveling. You want to spend it enjoying life. If you know that you want to travel around the area but you are going to fly to your Orlando vacations, you might think about renting a car. Compare the costs and hassles of public transportation to those of renting a car for the duration of your stay. Also consider whether you're comfortable driving in unfamiliar areas. If you plan to do some sightseeing outside the immediate area, public transportation may simply be too expensive. When you pack for your Orlando vacations, pack for what you're going to be doing. If you are out for a weekend of romance, dress for romance. Bring comfortable clothes for sightseeing, but pack at least one "knock-em dead" outfit because few people can resist the lure of the Orlando nightlife. You may think that you aren't going for the water, but bring a suit anyway. You may change your mind, even if it is in the hotel pool. Perhaps most importantly, remember sun block. You may figure you can stop and buy some, but the lure of the beach may be too much to resist from the first opportunity. You don't want to spend half of your Orlando vacations blistered and miserable. When planning your Orlando vacations, try to think about what you need before you go. Be smart with your budget. After you do all of this, the only thing left is to make the trip to Orlando where you'll relax, kick back, and have a blast.

Get your questions answered about Orlando Vacations by visiting

<http://www.best-orlando-vacation.info>

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