



SALEA
PROPERTY MANAGEMENT | INTERIOR DESIGN

SERVICES
Offer

SINCE 2022





SUMMARY

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ABOUT *us* ...

Founded in **2022**, Famille Expat & Voyageur was born out of the desire of a Québécois couple — Amélie Gauthier and Sébastien Nuckle — to create a business that reflects their values: **human, warm** and grounded in **family** principles. Passionate about expatriation and Mexico, they combined their complementary expertise to help condo owners manage their properties comprehensively.

In April **2025**, the company officially adopted the name **SALEA**, marking a new growth phase, while remaining true to its mission: to offer **personalized, efficient, and hassle-free property management services**.

We take care of our clients' properties as if they were our own. Our services include short and long-term rental management, guest check-in, coordination of housekeeping and maintenance, reservation management, on-the-ground operational support, and interior design consulting.

We also offer a **turnkey furnishing service** to enable quick, aesthetic, and market-adapted property staging.



Mission Vision Values



Mission

At SALEA, we offer **personalized property management** to enhance the experience of travelers and maximize **the returns** for property owners. We are committed to providing **high-quality services** tailored to individual needs, ensuring a comfortable and worry-free stay while respecting the local environment.

Visions

Our goal is to become the **leader** in property management in Mexico by creating **exceptional experiences** for both travelers and property owners through a **human-centered, innovative**, and environmentally **respectful approach**. We are the only ones offering an all-in-one service: flight and excursion bookings, a welcome grocery package, a local SIM card, and round-trip airport transfers. In short, an extraordinary experience for you and your clients.

Values

At SALEA, we take pride in offering a **unique** experience to our clients, guided by strong values. **Personalization** is at the core of our approach, as we tailor each service to meet the specific needs of every individual. We believe in complete **transparency**, ensuring **clear** and **honest relationships**. We are also committed to respecting local **cultures** and practicing sustainable tourism. Finally, our drive for **innovation** pushes us to continuously integrate new solutions to enhance our clients' experience.

OUR Team



Amélie Gauthier M.

Owner / Manager

I am Amélie, founder of Salea. With over 15 years of experience in administration, I handle complete file management, financial monitoring, meetings, and customer service. I place great importance on details, organization, and the quality of communication. My goal is simple: to provide rigorous, personal, and personalized support to each client, from start to finish.



Sébastien Nuckle

Owner / Manager

I am Sébastien, co-owner of SALEA and responsible for on-site management. I coordinate subcontractors, oversee the installation of furniture, and ensure the flawless quality of work. With my background in automotive management, I also organize transportation needs to provide a truly turnkey service. My approach is thorough, efficient, and solution-oriented: my goal is to ensure everything is ready, well done, and hassle-free.



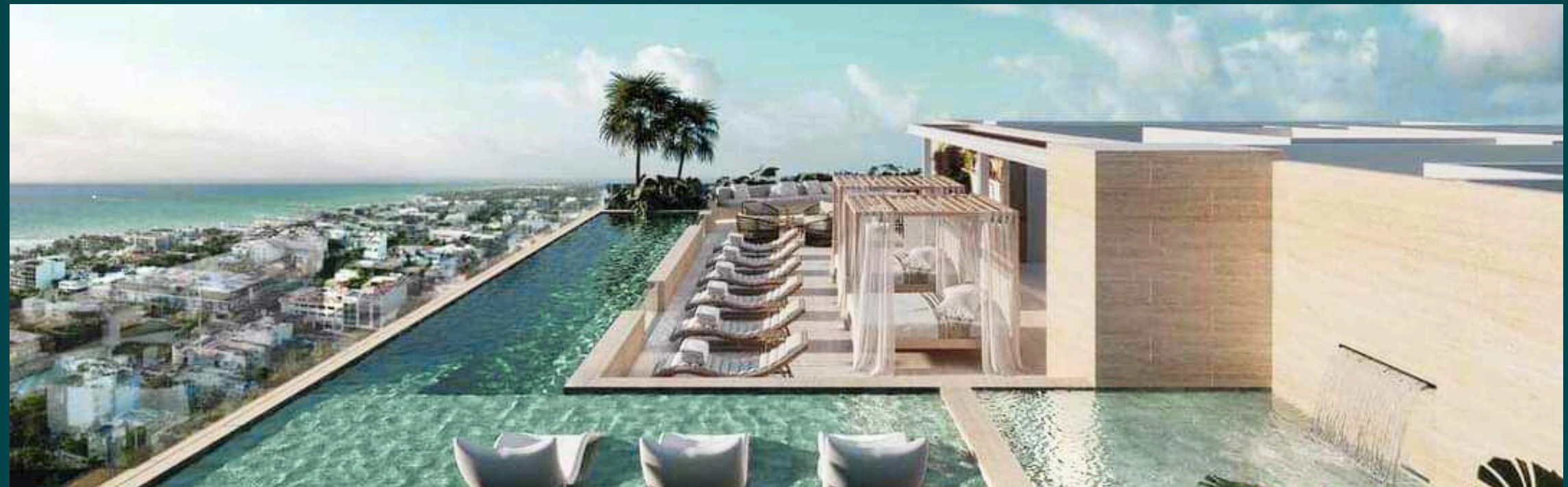
Sami

Manager

I am Sami, a partner at SALEA. I support the company's daily growth by contributing to client management, content creation, and social media presence. Trilingual (French, English, and Spanish), I place great importance on the quality of interactions and the warm atmosphere we create with our clients. My role is to promote SALEA while staying closely connected to your needs.



OUR *expertise*



Condo Management

We provide **complete** and **transparent management** of your property: communication with guests, check-in, housekeeping, deposits, and emergencies. With our 24/7 available monthly budget, you can track your income and expenses in real time. With **SALEA**, your tenants are in good hands, and you enjoy **hassle-free** management.

Furnishing

We create **functional** and **stylish spaces**, tailored to your tastes and budget. From painting to custom furniture, we think of everything. Each condo is delivered ready to rent, with everything you need: sheets, utensils, décor, beach chairs, and more.

Car Rental

To enhance the travel experience, we offer a **simple** and **flexible** car rental service. Upon arrival or on-site, we make transportation easy, allowing your guests to explore the region with complete freedom.

Our Packages

Plans & Pricing

PACKAGE PREMIUM

Our all-in-one service for total peace of mind

- ✓ **Complete Financial Management**
Payment collection, invoice settlements, and budget tracking
- ✓ **Maintenance and Repairs**
Coordination, supervision of subcontractors, and management of maintenance staff
- ✓ **Daytime Emergencies**
Night interventions available at an additional cost
- ✓ **On-Site Presence**
Up to 2 visits per month + daily supervision
- ✓ **Check-ins & Check-outs**
Guest welcome, reservation follow-up, and document verification
- ✓ **Constant Customer Support**
Prompt responses to all tenant inquiries
- ✓ **Administrative Management**
Digital contracts and client file creation
- ✓ **Rental Marketing**
Active tenant search with at least 2 posts per month on social media and platforms

Perfect for owners looking for a turnkey, hassle-free service

3 000 pesos / Monthly

PACKAGE BALANCE

The right balance between autonomy and support

- ✓ **Basic Financial Monitoring**
Payment collection from clients
- ✓ **Maintenance and Repairs**
Coordination, supervision of subcontractors, and management of maintenance staff
- ✓ **Daytime Emergencies**
Night interventions available for an additional charge
- ✓ **On-Site Presence**
1 visit per month + daily supervision
- ✓ **Check-ins & Check-outs**
Welcome, reservation follow-up, and document verification
- ✓ **Constant Customer Support**
Quick responses to all their questions
- ✓ **Administrative Management**
Digital contracts, client file creation
- ✓ **Rental Marketing**
Tenant search with 1 post per month on social media and platforms

Ideal for owners who want solid support without giving up full control.

2 500 pesos / Monthly

PACKAGE BASIC

The essentials while staying in control

- ✓ **Basic Financial Monitoring**
Payment collection from clients
 - ✓ **Maintenance and Repairs**
Coordination of interventions and remote follow-up
 - ✓ **Daytime Emergencies**
Night interventions available at an additional cost
 - ✓ **Remote Supervision**
No on-site visits
 - ✓ **Check-ins & Check-outs**
Management of up to 3 clients per month
 - ✓ **Constant Customer Support**
Quick responses to all their questions
 - ✓ **Document Transmission**
Sending tenants' ID documents to the owner
- Great for proactive owners who want to delegate, but still keep a firm grip on their property.

2 000 pesos / Monthly

A percentage of 15 % is applied to rental income.

PACKAGE CUSTOM

A tailor-made package based on your request

Do you have specific needs or a different management style in mind? Contact us to create a personalized package that suits you.

Ideal for those seeking a different approach, designed around their unique needs.

Personalized / Monthly

Condo furnishing



NEEDS ASSESSMENT

Meeting with the owner to identify rental objectives (short/long-term), budget, desired style, and priorities.



DESIGN PROPOSAL

Creation of a customized furniture plan, including functional areas (bedrooms, living room, kitchen, outdoor), moods, and a list of essentials.



SELECTION OF FURNITURE AND ACCESSORIES

Research, selection, and approval of items: furniture, appliances, bedding, dishes, decor, etc. Option to shop locally or online.



PURCHASE, ASSEMBLY, AND INSTALLATION

Once the items are approved, we take care of everything: purchasing, receiving, assembling the furniture, and full installation in the condo. Each room is carefully arranged to provide a functional, harmonious space, ready to welcome guests.



TIMEFRAME FOR COMPLETION

The completion time for fully furnishing a condo is estimated between 4 and 8 weeks, depending on the size of the project and the furniture selections.

Why choose SALEA for furnishing your condo?

Choosing **SALEA** means opting for **flexibility** and **customization**. Unlike standard furnishings included in the sales contract, we offer a **unique** approach that perfectly adapts to your needs and those of your tenants. You have control over the budget, style, and even options like wall painting, custom furniture, or specific accessories to make each space even more welcoming.

This **tailored service** allows you to **stand out** in the market by creating a condo that truly reflects its potential, while attracting a high-end clientele. We provide everything necessary, from bedding to forks, sheets to beach chairs, and cleaning products. By choosing **SALEA**, you offer a complete experience to your tenants, ready to welcome them upon arrival.

THE PRICE VARIES BASED ON THE ASSESSMENT OF YOUR PROJECT.

OUR SERVICES ARE

Unique

At **SALEA**, we offer you much more than traditional property management. Our all-in-one approach combines professional rental management with personalized services designed to enhance your tenants' experience and optimize your income. We take care of everything, from flight bookings to organizing excursions, while ensuring a personalized welcome as soon as your tenants arrive. Furthermore, we are the only ones on the Riviera Maya to offer this complete range of services.

We list your properties on various platforms to maximize their visibility: Airbnb, Facebook, Marketplace, and we are very active on social media to attract a wide audience. Soon, we will also launch our dedicated website, allowing your tenants to book directly with a credit card, without the platform fees.

Another of our unique features: we are the only ones offering a transparent monthly budget, which you can access 24/7. You can track in real-time the income, expenses, and financial details of your property, ensuring clear and efficient management.

With **SALEA**, you choose personalized, transparent, and flexible management, while ensuring the maximization of your income and a hassle-free rental experience.





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WE TAKE CARE OF EVERY
ASPECT SO YOU CAN FULLY
ENJOY YOUR TIME.

SALEA 

CONTACT

usa



+52 984 144-2036



info@saleahomes.com



www.saleahomes.com



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[Our show Le Grand Move](#)



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