4 NOVEMBER 2026
REVISION: R5

PROPERTY MAINTENANCE

Property Care Packages & Renovations

- Basic and Standard care packages
- Preventive maintenance, weekly to yearly
- Our own in-house team on every job



PROPERTY CARE

BASIC OR STANDARD PACKAGE

Regular visits by someone you trust.

Choose the level of care that suits how you use your home. You are always told before any work is approved.

BASIC

The essentials while you are away.

- Plant watering, weekly
- Water circulated, every 2 weeks
- A/C tested and space aired out, monthly
- Complete visual inspection, monthly

STANDARD

Preventive maintenance: everything in Basic, plus:

- A/C tested and aired out every 2 weeks
- Sweeping every 2 weeks, complete cleaning monthly
- Bill payments and supplier management
- Appliance, meter, lock and safe checks
- Seasonal care every 3, 6 and 12 months



SECURE LOG-IN TO YOUR CUSTOMER PORTAL

View at any time:

- All our visits and reports
- Rental status
- Bills paid
- Current statements
- Current revenues

PROPERTY CARE · MONTHLY

2 bedroom, starting at. IVA included.
Other unit sizes in our price list.

BASIC	STANDARD
$3,350 MXN	$9,000 MXN

PACKAGE COMPARISON

WHAT IS INCLUDED, AND HOW OFTEN

INCLUDED	BASIC	STANDARD
Visits & inspections		
Plant watering	Weekly	Weekly
Circulate water	Bi-weekly	Bi-weekly
A/C testing & air out space	Monthly	Bi-weekly
Complete visual inspection	Monthly	Monthly
Appliance inspection	–	Monthly
Meter readings	–	Every 3 months
Locks & safe verification	–	Every 6 months
Cleaning		
Sweeping of all inside floors	–	Bi-weekly
Sweeping and mopping of floors	–	Monthly
Sweeping of terrace	–	Monthly
Complete cleaning	–	Monthly
Complete dusting	–	Every 3 months
Clean shower heads and faucets	–	Every 3 months
Cleaning of all drains	–	Every 6 months
Cleaning of outdoor furniture	–	Every 6 months
Complete cleaning of outdoor terrace	–	Every year
Preventive maintenance		
Air conditioning filter rinse	–	Every 3 months
Complete A/C maintenance	–	Every year
Hot water heater decalcification	–	Every 6 months
Planter maintenance and fertilizing	–	Every 3 months
Shutter lubrication	–	Every 3 months
Fumigation, as needed (extra cost)	–	–
Administration		
Owner portal: activity reports and images	✓	✓
Bill payments and collection	–	Monthly
Supplier management	–	✓

EXTRA SERVICES

AVAILABLE TO ALL OWNERS

Anything else your home needs, on request.

SERVICE	PRICE	NOTES
Bills & errands		
Bill payments	**$250 MXN**	Per bill
Bill payments on site	**$500 MXN**	Bills that must be paid in person
Emergency or priority bill payments	**$750 MXN**	
Shopping	**$350 MXN**	Per hour
Airport pick-up or drop-off	**$1,500 MXN**	Per trip
Home care		
Air conditioning filter rinse	**$500 MXN**	Per unit
Air conditioning full cleaning	**$1,500 MXN**	Per unit
Pressure washing of outdoor areas	**$750 MXN**	Per hour
Hot water tank decalcification	**$750 MXN**	Per hour
Reconditioning of outdoor wood finishes	**$750 MXN**	Per hour
Post-construction or renovation cleaning	**From $2,000 MXN**	Cleaning, dusting and scraping
Window washing	**On quote**	
Repairs & projects		
Minimum maintenance visit fee	**$750 MXN**	15 minutes of work and 20 minutes of travel
Handyman work	**$1,000 MXN**	
Cabinetry work	**On quote**	
Decoration and interior design	**On quote**	
Management of subcontractors and deliveries	**On quote**	

Prices in Mexican pesos. Larger jobs are quoted before any work is approved.

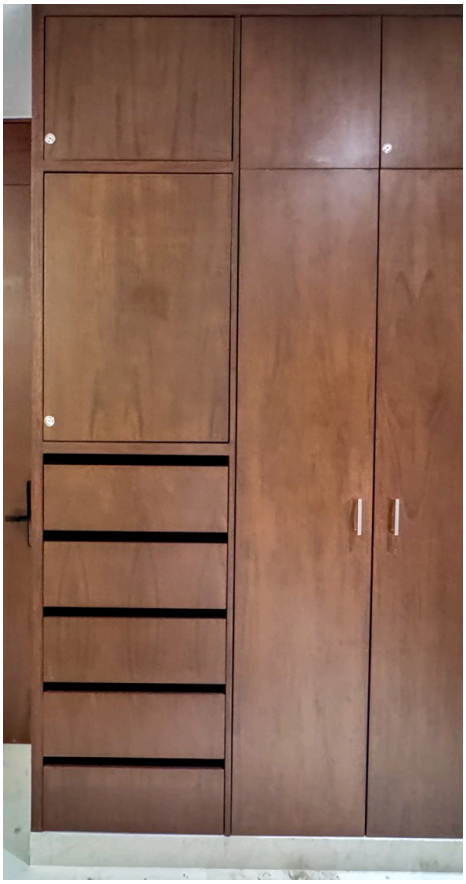
BEYOND MANAGEMENT

TURNKEY SERVICES · IN-HOUSE TEAM

Our own expert team, from start to finish.

With more than 50 years of combined experience on our team, we are present on all jobs at all times. We are also available to oversee any warranty work carried out by the developer, to ensure the work is carried out to **our** standards.

- **Reverse osmosis & water treatment**
- **Shutter maintenance & repair**
- **Custom cabinetry & carpentry**
- **Interior design & decoration**
- **Permits & certifications**
- **A/C care & thermal imaging**
- **Pool maintenance**
- **Tiling, plastering & paint**



CUSTOM CABINETRY, MARILA

And much more: deep cleaning, mold abatement, hurricane preparation and concierge services. Ask us, we are here to help.

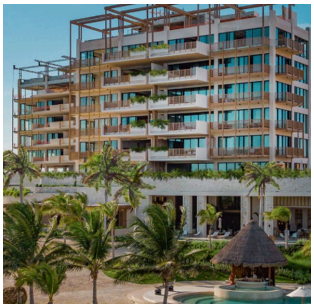
OWNERS HELPING OWNERS

WHERE WE WORK · PLAYA DEL CARMEN



AMARES


MARILA


COSTA


PALM VILLAS

We live here. We know the properties, the owners, the staff and how things get done, and we care for your home the way we care for our own.

“Real peace of mind knowing we have people we trust looking after our property.”

- Incredibly responsive, reliable and easy to work with.
- Always seem willing to go the extra mile.

Laura G.

“Our condominium is in good hands with them in charge.”

- Able to fix or install about anything.
- An extremely handy bill-pay service.

Ned W.

Let’s talk about your home: info@mayamente.com

The Village, Corasol · Playa del Carmen, Quintana Roo, México
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