



# Holiday home ownership for 1/8 the cost

## Introducing Pacaso

Pacaso is the modern way to buy and own a luxury holiday home for 1/8 the cost. Our fully managed limited company co-ownership model replaces the decades-old practice of DIY co-ownership, and gives buyers the flexibility to purchase the amount of ownership that meets their needs – for a fraction of the cost of a whole property.

Pacaso takes care of bills and upkeep, so owners can maximise their time spent with family and friends. Scheduling is easy and equitable, and owners can book stays throughout the year. It's the joy of holiday home ownership without the hassles. Pacaso operates in top holiday home destinations across the USA and Spain, with plans to expand globally.

## Democratising holiday home ownership

Many people aspire to own a holiday home, but for most, the cost of a whole property is out of reach. Owning a whole property also means bearing the full cost of the ongoing expenses, even though owners typically use their holiday homes just a few weeks each year.

Home operating expenses, like utilities, taxes and insurance, are shared pro rata, and passed to owners at cost. Co-ownership is right-sized ownership, accessible to more people.

## How co-ownership works

**Amazing holiday homes for 1/8 the cost**  
Buyers purchase ownership interest in a property, and enjoy ongoing access to it throughout the year using Pacaso's Smart-Stay scheduling system. Unlike a timeshare, a Pacaso is true property ownership.

**Own what you'll actually use**  
There are hundreds of thousands of second homes in Spain, and most sit empty 10-11 months a year. This underutilisation is costly and wasteful. With Pacaso, buyers purchase the amount of ownership that fits their personal usage needs. Purchasing 1/8 ownership gives owners access to up to 44 nights per year, and stays can be booked up to 2 years in advance.

**A fully managed owner experience**  
Co-ownership with Pacaso means owners can enjoy all the benefits of a holiday home without the headaches. Pacaso takes care of all the details, starting with professional interior design, modern furnishings and smart home features, and provides ongoing property management and bill payment. Pacaso's management fee is €199/month per share and covers limited company oversight, technology innovation, and property management.

Each home has a dedicated Home Manager who serves as the owners' point of contact for any home-related questions or needs. Owners just choose when to stay using the scheduling app, show up, and enjoy their holiday home.

## Contact us

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	Pacaso Home	Resort Timeshare
Property type	Detached house	Hotel/condo
True ownership	Yes, real property	No, right-to-use time
Usage	Ongoing access	Fixed week(s)
Resale approach	Market pricing; sell on your terms	Set pricing; sell with resort