

# 9tips for 9flats success

Thank you for listing your place with us. We're really happy to welcome you as a host and look forward to working with you. To get you off to a good start, here's our top advice for attracting lots of guests through your door:



## Choose the right price

Look at what other hosts charge in the same area. Begin with a slightly lower price to attract more bookings. Then you can increase it as you get your first positive reviews. **(Extra tip:** use our seasonal pricing tool to adjust your nightly price for seasons, festivals and local events, or offer discounts for longer stays.)



## Make your place stand out

Take nice, well-lit pictures ([here are some photography tips](#)). Upload more than five, as this increases your chances of getting a booking by 10 times. Consider choosing a close-up of a beautiful detail as your first photo, like a herb garden or an espresso machine. Remember, your photos are your main advertisement when a guest searches 9flats, so make them shine. Also, be as detailed and friendly as possible in your description. Are you in a great location? Do you offer breakfast? Dinner? Local tips? Let the world know!



## Complete your personal profile

Your guests want to know who they're staying with so make sure you [add a picture and a few words about yourself](#) to your personal profile. We've found that 70% of guests book places with a host photo. It's also a good idea to make friends with other 9flats users and ask your friends to 'like' your place, add you as a favourite and write a short recommendation for you. This way, guests can be sure you're trustworthy even before you have any accommodation reviews.



## Accept booking requests fast

At least within 24 hours, but aim for less. Guests can book up to three places, so another host might get there first. It's best to [add your mobile number now](#) so you'll get bookings requests instantly by text.



## Keep your calendar up to date

Guests spend a lot of time finding the perfect place, and when it's not available, it's really disappointing. [Keep a well-kept calendar](#) and you'll keep guests happy, and also increase your 9flats ranking.



## Be professional (and thoughtful)

Meet your guests on time, hand over the keys and ensure that your accommodation is clean, has fresh towels and is free from excessive noise or building works. And remember, guests love the little touches you add to make their stay special. Small extras like bottled water, homemade goodies, large towels, shower gel and even a list of the best local cafés and bars can go a long way. (And will help you get great reviews.)



## Stay safe

[Read our top safety tips here](#) and get peace of mind with [9flats insurance](#), which protects your place against accidental and intentional damage (free with every booking at the moment).



## Review your guests

When you leave a review for a guest, they're much more likely to leave one for you – and of course, the more reviews you get, the more people will want to stay with you.



## Feel supported

We're always just a phone call or an email away. You'll also get a host newsletter full of tips, and we hold regular host events so you can meet other hosts in your area. And if you're in Berlin, drop in for a coffee!

**We look forward to sending lots of guests your way.**