



# Being a Landlord in Thailand

*The ins-and-outs of the buy-to-let game*

**Target Audience:** Individuals or couples interested in living, retiring, or investing overseas.

**Article length:** 1,500 to 2,000 words

**Synopsis:** This article will reveal what it's like to be a landlord from a 20 year buy-to-let veteran in Thailand. It should be an even blend of useful information and personal accounts.

**Big City Experience in Bangkok** - I'll talk about the different kinds of renters I had in the Central Business District of the capital city. During my Bangkok residency, I learned three important facts:

- Buildings can be racist.
- Thai people are superstitious.
- Japanese people are the holy grail of tenants.

**Resort town experience in Phuket and Pattaya** - We'll explore the change of demographics and the adjustments I had to make in different environments.

**Where to look and what to expect** - Getting the return you want takes some research. I'll reveal the locations in Thailand with the highest average return as well as those with the highest occupancy rate.

**The tenant experience** - I'll give two quick horror stories followed by two heartwarming family tales. Thailand is "pro-owner" when it comes to disputes.

**Secrets to a stress free income stream** - I'll finish the article by revealing what I consider to be two essential elements of successful landlording. Spies and agents.

## Interviews:

**Andreas G.**— Landlord from Germany with 10 units working for him.

**Toby Scott**—Property agent in Wongamat Beach

**Maple May**—Thai rental agent in Pratumnak Hill