

## **Abstract to the article apart-hotels as an innovative form of organization of hotel enterprises**

**Davydenko I.V.**

Candidate of Economic Sciences, Associate Professor,  
Odessa National Economic University

**Skrypky A.A.**

Master Degree Seeking Applicant,  
Odessa National Economic University

At the structure of tourism there is a hotel infrastructure of a loan, as the center of forming a very important area of tourist market. Get some help from the hotel service to the needs of the market is possible using new tool, that will increase the possibility of effective management of the hotel party. Such way is according to the concept of management of the hotel and guest accommodation of the UNWTO.

Apart-hotels on the territory of the post-soviet area just become to be. The best development of the segment was made in the USA, European countries, and the rest of the time in Ukraine: In Kiev, the Senator Apartments Executive Court was established by DEOL Partners.

An apartment hotel, or a lucrative house, is an apartment house for rent. As a rule, the main clients of hotel apartments are foreigners with a high income. As a rule, companies pay for the apartment. The minimum term of the lease is from several days to 3-4 months. Clients of profitable homes evaluate them as something between the hotel and rented by the private owner of the apartment.

The economic essence of hotel apartments is that the investor buys a hotel room for income

from its exploitation (lease), and, also gets the opportunity to sometimes use this room for their own residence.

It should be noted that the three main types of apart-hotels are distinguished:

- Residence in the hotel;
- Condo-hotels;
- Hotels of long-term staying.

Currently, the hotel business can distinguish two types of apartments: the class "luxury" and the class "business".

The research of the world practice of the functioning of hotel apartments shows that they are quite popular in the countries of Europe and America, the contingent of consumers there has long been formed. In Ukraine, it varies depending on the political and economic situation, foreign and Ukrainian apart-hotels are distinguished, first, by the orderliness and quality of service.

Promising areas of further research are the development of modern concepts of apart-hotels of different price categories in Ukrainian cities, oriented, first, for a long staying. In addition, the study should be conducted in the direction of improving the existing legislative framework for the provision of accommodation services by apart-hotels.