

A WARM

WELCOME
To

Casa Azzurro



A GUIDE FOR YOUR STAY WITH US



Nova Bros

MEET YOUR HOSTS

Fun fact: We are three first-generation Italian-American brothers!

Where have we been?

Italy, Costa Rica, Aruba, Mexico, Poconos, and more to come!

Why are we hosting?

We want to provide guests with a memorable experience with family and friends!

Our favorite room in the house?

Dan - Upstairs master
Mike - Game room
Alex - Living room

Tell us yours!

Contact us:

Email: Info@juststaynova.com

Website: JustStayNova.com

A WARM

WELCOME

DEAR GUESTS

Welcome to Casa Azzurro!

We are three brothers, first-generation Italian-Americans from New Jersey, and we're thrilled to have you stay with us! We entered the short-term rental space because of our shared love for real estate, and a desire to build a family business together. Casa Azzurro, which means "The Blue House" in Italian, is a result of that dream.

We've customized Casa Azzurro with a modern mountainous look, featuring different shades of blue with accents of black throughout to create a unique and inviting space. To make your stay more enjoyable, we offer a fully stocked kitchen, a hot tub, fire pit, a game room featuring a pool table, karaoke, PlayStation 5, and plenty of other games and activities.

We hope your time here is filled with lots of laughs and you make lasting memories in our Poconos home. If you need anything during your stay, please don't hesitate to reach out.

Your Three Brothers,

Stay Nova

Daniel, Michael & Alexander Canova

ENJOY YOUR STAY

HOUSE RULES

A FRIENDLY REMINDER



NO SMOKING

Please do not smoke inside our home. There is plenty of space outside but please dispose of your buds properly. We appreciate it!



NO PARTIES

No parties are permitted! We are only allowed to have up to 10 registered guests staying in our home at a time.



NO PETS

We love animals however pets are currently not allowed in our home!



QUIET TIME

Please respect our neighbors by keeping the noise down after 10 PM!



HANDLING TRASH

Please use the onsite dumpster and seal it tightly – wildlife can be curious!



ENJOY YOURSELF!

We hope you enjoy your stay. Thank you for leaving the place as you found it!

THANK YOU FOR UNDERSTANDING

GETTING COMFORTABLE

HOUSE GUIDE

Below are a few helpful tips and instructions on how to make your stay more comfortable and enjoyable!



TEMPERATURE

The Game Room and Downstairs Master are controlled by the Mysa wall thermostats. The rest of the home uses standard thermostats on the first and second floors. Air condition units will be in the windows during summer months.

DEFAULT TEMP: 70F



TV / WIFI

All TVs in the home are brand-new Roku Smart TVs. You're welcome to log in to your favorite streaming accounts and enjoy your shows just like you would at home.

WiFi: NovaProperties
Password: Welcome141



LAUNDRY

Two washers and dryers are available for your use, along with a starter pack of detergent. Please avoid overstuffing the machines and use them as if they were your own.



FIRE PIT & GRILL

The fire pit and grill run on propane. We provide one tank for each (about 10 hours of use). If you need more, you can buy tanks at Lowe's nearby or request an extra from us for an additional fee.

POCONOS

PLACES TO SEE



Kalahari Resorts

250 Kalahari Blvd, Pocono Manor, PA 18349

Just a short drive away, Kalahari Resorts offers family-friendly fun with a 220,000-square-foot indoor waterpark, multiple dining options, and a variety of entertainment all under one roof.

Kalahari covers 150 acres and has a total size of 1.5 million square feet.



Camelback Ski Resort

193 Resort Dr, Tannersville, PA 18372

Camelback Mountain Resort in the Poconos is a top year-round destination offering skiing, snowboarding, and snow tubing.

Camelback boasts one of the largest snow tubing parks in the USA, with 42 lanes.



Mount Airy Casino

312 Woodland Rd, Mt Pocono, PA 18344

Mount Airy Casino Resort offers a 62,000-square-foot casino, fine dining, a luxury spa, and an 18-hole golf course. As Pennsylvania's first AAA Four Diamond casino, it provides a premier adults-only escape.

The golf course includes holes inspired by famous courses like Pebble Beach and Augusta National.



Pocono Raceway

1234 Long Pond Rd, Long Pond, PA 18334

Pocono Raceway is a 2.5-mile tri-oval track in the Pocono Mountains, known for its three unique turns and the longest front stretch in NASCAR.

Pocono Raceway is also known as "The Tricky Triangle."

—ACTIVITIES TO DO—

IN THE POCONOS

POCONO OUTDOOR ADVENTURE TOUR



Indulge in high-adrenaline UTV tours and refined outdoor adventures along the breathtaking trails of the Pocono Mountains.

HICKORY RUN STATE PARK



A 15,990-acre natural escape boasting over 40 miles of scenic hiking trails and a wide range of outdoor activities, including fishing, swimming, and camping.

POCONO PREMIUM OUTLETS



A shopping destination with 100+ brand-name and designer stores, offering great deals in a scenic mountain setting.

BUSHKILL FALLS



Known as the "Niagara of Pennsylvania," Bushkill Falls features eight beautiful waterfalls connected by scenic trails and wooden walkways.

GREAT WOLF LODGE



A family-friendly resort with an expansive indoor water park, interactive adventure games, and a variety of dining and entertainment options—all under one roof.

ALVINS OFFROAD PLAYGROUND



This family-friendly park offers ATV rentals, guided tours, and off-road tracks for all skill levels, perfect for outdoor adventure.

NO. 9 COAL MINE AND MUSEUM



The world's oldest continuously operated anthracite coal mine, offering a 1,600-foot train ride and a guided tour through historic tunnels.

SKIRMISH PAINTBALL



A vast 750-acre facility featuring over 50 unique paintball maps, including castles, villages, and natural landscapes.

POCONO SNAKE & ANIMAL FARM



A family-owned mini-zoo in the Pocono Mountains, offering hands-on experiences with exotic animals and reptiles, including monkey, goat, and alligator feedings.

POCONOS PLACES TO EAT



Farm House - American Comfort

3817 PA-115, Blakeslee, PA 18610

Farm House serves American comfort food classics using the best possible ingredients from local Pennsylvania farms. They are home of All Day Brunch and Dutch Chicken and Waffles!

Call: 570-534-4447

Website:

<https://farmhousepoconos.com/about/>

The Water's Edge - Fine Dining

432 Grange Rd, Mt Pocono, PA 18344

The Water's Edge at Memorytown is a restaurant offering upscale American and seafood dining with a lakeside view. It's known for its contemporary cuisine, dinner service, and a seasonal six-course tasting menu.

Call: 570 839-1680

Website:

<https://www.memorytownusa.com/dining>



Hello Tokyo - Sushi

3236 PA-940, Suite 103, Mt Pocono, PA 18344

Hello Tokyo is a Japanese restaurant with a casual atmosphere, known for its fresh sushi, hibachi, and creative rolls.

Call: 570-807-8480

Website:

<https://hellotokyopocono.com/index.html>

Jimmy's of Blakeslee - Ice Cream

3817 PA-115, Blakeslee, PA 18610

Jimmy's Ice Cream is a family-owned ice cream stand located in Blakeslee, Pennsylvania. Known for its variety of hard ice cream flavors, it offers a friendly, small-town atmosphere. The stand operates seasonally and is popular among locals and visitors alike.

Call: 570-664-7828



HELPFUL TIPS FOR YOUR STAY

1 BLACKSTONE GRILL

- Preheat: Turn on the gas, set the burners to high, and ignite. Let it heat for 5–10 minutes.
- Cook: Use cooking oil when cooking anything and adjust the heat as needed and cook your food directly on the griddle.
- Clean: While warm, scrape off food debris. Wipe the surface with a damp cloth.
- Turn Off: Turn off burners and gas after use. Let it cool.

3 PLAYSTATION 5

- Turn On: Press the power button on the console or the controller.
- Log In: Sign in to your PlayStation account (or use our account with some of our games).
- Play: Navigate through the menu to select a game and start playing!
- Control Settings: Adjust volume and brightness using the settings in the menu.
- Turn Off: Press and hold the PS button on the controller to power off or put the PS5 in rest mode.

5 LAUNDRY

- Don't overload the laundry, you have two of each appliance if needed.
- Please be mindful when using bleach.
- Don't leave any wet clothes in the appliances.

2 HOT TUB

- The hot tub has a set temperature of 100 degrees but feel free to turn the jets on to adjust the flow and pressure.
- There is also a bluetooth hookup.
- If there are any issues or emergencies, the hot tub has a direct shut off switch on the home directly across.

4 FIRE PIT

- Use the push-button ignition to light the burner.
- Adjust the flame with the control dial for desired heat and turn off the ignition when done.
- Cover fire pit when done using.
- Please do not throw liquids or foods into the fire as it is propane.

6 AC/HEAT

- The game room and downstairs are controlled by a Mysa on the wall.
- To keep the house cool or warm, we recommend closing the game room doors to go outside.
- The rest of the house is controlled by thermostats throughout the house and individual window AC units in each room.

CHECK OUT

CHECKLIST



LAUNDRY

TOWELS & LINENS

Please leave all used towels, whether stained or not, in the bath tub, and place all used linens on the bed.



GRILL & FIRE PIT

TURN OFF & COVER

Please ensure both items are turned off and covered to shield them from rain for the next guests. Make sure both have been given time to cool before putting the covers on to avoid any fires.



HOT TUB

COVER & TEMP

Be sure to turn off the jets and cover the hot tub before you leave so no trees or animals find their way in.



THERMOSTAT

LOWER TEMPERATURE

Please make sure all thermostats are set to 65°F during the winter and 55°F during the summer. Please turn off AC's when you leave



DISHWASHER DISHES

Please put all dirty dishes in the dishwasher, place a pod in, and start a load before you leave.



REVIEW LEAVE US ONE

If you had a great experience, we'd truly appreciate a 5-star review. Your feedback helps our business thrive and grow!

We hope you enjoyed your stay!

Stay with us again

It is our pleasure to host you during your time here in the Poconos. We hope you had a wonderful stay and enjoyed your time in our home! If you had a 5-star experience, we'd truly appreciate you taking a moment to leave us a review. Thank you so much!

We would love to be your home away from home again! While we love the various online platforms, they charge you and us A LOT of fees for using them.

You will always get the best rate by booking with us directly, and we welcome you to do so.

Please feel free to reach out to us directly or go to our website **www.JustStayNova.com** for availability.

Take care,
Daniel, Michael & Alexander

CASA
AZZURRO

H O S T E D B Y S T A Y N O V A

GET IN TOUCH



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@JUSTSTAYNOVA

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