

# FULL-SERVICE PROPERTY MANAGEMENT

REDUCE RISK

REDUCE COSTS



## INVESTMENT PROTECTION THROUGH ACTIVE MANAGEMENT

PROFESSIONAL PHOTOGRAPHY	STANDARD LEASES	ANNUAL INSPECTIONS
ELECTRONIC APPLICATIONS	CREDIT & ID CHECKS	ONLINE PAYMENTS
EMERGENCY CONTACTS	REGULAR MAINTENANCE	PROPERTY SHOWINGS



## UPLIFT RENTAL PROGRAM

Program participants will be protected by FREE rent guarantee insurance for 50% of their portfolio under management.\*

Continue to collect rent in the event of job loss or illness.

\*tenants must qualify for program participation



## ACTIVE MANAGEMENT & SO MUCH MORE

- Full-service property management. Created by owners, for owners.
- Elevated rental leasing and management. Servicing tenants, protecting owners

## BY REFERRAL ONLY

## FOR A FREE CONSULTATION

## CALL 705-243-6590

Rent Guarantee is backed by Pensio Global and provided by nationally licensed resellers.

[WWW.CARADENMANAGEMENT.COM](http://WWW.CARADENMANAGEMENT.COM)

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## FULL-SERVICE PRICING GUIDE

### TENANT PLACEMENT: 1 MONTHS RENT

- professional photos, virtual staging available\*
- syndicated listing on popular rental websites
- online application process
- credit checks and income verification
- electronic leases
- electronic payment options

### ONGOING ACTIVE MANAGEMENT: 10% +HST

- tenant relations
- monthly reporting
- annual inspections
- day-to-day maintenance

\*Virtual staging available at additional cost. \*\* Rent guarantee insurance available to 50% of portfolio under management; tenant must qualify to participate. On-boarding fee of \$129 +HST for legacy tenants requiring insurance. \$0 on-boarding for non-insured tenants.

## PROPERTY MANAGEMENT & SO MUCH MORE



- Credit improvement support; on-time payments reported to credit agencies
- Living wage employer

## LARGE PORTFOLIO?

Discounts available for large portfolios starting at \$5,000 in monthly rents.

### WE KNOW REAL ESTATE

Work with a team that understands what's important to you.

- Filling a suite quickly
- Achieving top rents
- Placing long-term stable clients
- Providing community benefit

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