

Residential Packages

	Full Service Management	Leasing Only	Maintenance only
Management fee	10% of Revenue collected	-	\$50 per month
Discounts	9% - over \$5K monthly revenue 8% - over \$10K monthly revenue 7% - over \$15K monthly revenue	-	
Minimum	\$70	-	
PROPERTY MARKETING & LISTING			
Rental Analysis*	X	X	-
Onboarding Inspection	X	X	-
High Quality Property Photo	X	X	-
Advanced Internet Marketing Program	X	X	-
TENANT PLACEMENT & LEASING			
Leasing Fee	70% of monthly rent	1 months rent*	
Leasing fee Minimum/Maximum	Minimum \$500		
Tenant Screening	X	X	-
Lease Preparation & Signing	X	X	-
Collection of Security Deposit & 1st Month Rent	X	X	-
Move-in Inspection	X	X	-
Move-out Inspection	X	X	-
Lease Renewal Fees	\$195	-	-
MANAGEMENT SERVICES			
Maintenance Coordination	10% Markup	-	10% Markup
Project Management	10% Markup	-	10% Markup
24/7 Maintenance Portal	X	-	X
Tenant Communication	X	-	X
Bill Pay Service	X	-	X
Lease Enforcement	X	-	-
Landscape Supervision	X	-	X
Tenant Benefit Package	X	-	-
Resident Liability Insurance Admin	X	-	-
Filter Easy HVAC protection program	X	-	-
Annual Comprehensive Inspections	\$125	-	\$125
Periodic Inspections	\$99	-	\$99
FINANCIAL REPORTING			
Rent Collection	X	-	-
Late Fees	Retained by Mgmt Co	-	-
Pet Fees	Retained by Mgmt Co	-	-
Accounting	X	-	-
Prompt Owner Payments	X	-	-
Monthly Reporting	X	-	-
Year-end Tax Statements	X	-	-
PMI GUARANTEES			
Happiness Guarantee	X	-	-
Leasing Guarantee	X	-	-
Pet Guarantee	X	-	-
Enhanced Pet Guarantee	\$9 Monthly per unit	-	-
21 Day Rental Guarantee	X	-	-
Eviction Guarantee w/ Eviction Protection	X	-	-
Enhanced Eviction Guarantee	\$25 Monthly per unit	-	-
On-Time Rent Guarantee w/ Express Pay	X	X	-