

SKYLINE Property Management System for Residential Properties

Comprehensive Prospect Leasing, Lease Administration System and Residential Property Database Plus a Powerful General Ledger and Accounts Payable Accounting and Reporting System



Your Key to Building Profits

Comprehensive Prospect Source and Marketing Campaign Management

- Identify & Track Key Referral Sources and Marketing Campaigns for Improved Marketing Planning and Results
- Detailed Demographic Reporting

Precise On-Line Unit Tracking, Traffic Monitoring and Reporting

- Analyze Traffic Patterns by Source & Agent
- Prioritize Wait & Unit Availability Lists
- Search & Locate Unit Availability Based on Specific Criteria

Streamline Applicant Processing

- Maintain Applicant History
- Integrated On-Line Credit Approval & Background Check

Simplified Applicant-to-Occupant Move-In Processing

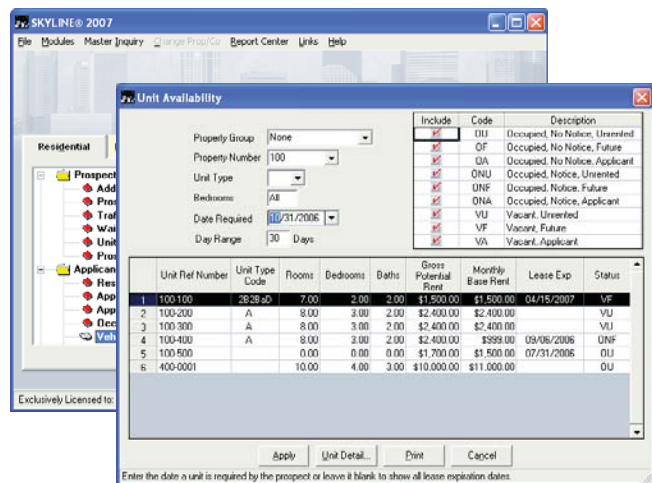
- Integrated Lease Creation
- Transfers Detailed Applicant Information into a Active Occupant File with a Single Keystroke

Utilize Competitive Property Intelligence at the Remote Leasing Office

- Instantly Provide Leasing Agents with "Apples-To-Apples" Competitive Property Analysis

Custom Financial and Operational Reporting

- Accurate Gross Potential Rent Reports
- Detailed Prospect & Application Reports
- Real-Time Traffic Reports
- Timely Unit Status Reports
- Custom Make-Ready Reports
- Comprehensive Demographics and Marketing



Lease Expiration Monitor Streamlines Occupancy Levels

- Control and Manage Lease End Dates by Tracking Move-In and Move-Outs by Property or Portfolio

Automated Clearing House (ACH) For Accounts Receivable and Accounts Payable

- Electronic Funds Transfer of Rent Receivables from Residents & Payables to Vendors
- Streamlined Automation of Rent Receipts & Payables
- Real-Time Posting of Rent Receipts Ensures On-Time Collection Resulting in Increased Cash Flow and Reduced Data Entry Errors

Electronic Tenant Billing

- Automatic E-Mailing of Residential Tenant Statements: Reduce Administrative Costs & Increases Cash Flow

Bank Lockbox Interface

- Automate Collection of Rent & Cash Receipts Direct To Your Bank
- Payment Automatically Applied Direct to Residents' Accounts: Eliminate Manual Data Entry of Cash Receipts

Automated Lease Administration

- Automate Lease Expirations, Rental Increases & Lease Options
- Track & Administer Security Deposits

SKYLINE Web-Based "Dashboard" Navigator

- Web Access Allows You to Monitor Financial & Operational Details Any Time and Any Where
- Easy-To-Use Informational "Dashboard" Provides a Graphical View on Details of Residential Operations & Cash Flow Reporting
- Instantly Converts Operational & Financial Data into Detailed Reports and Graphs

Advanced General Ledger and Accounts Payable

- Handle Multiple Properties with Complex Ownership Structures
- Provides Secure and Detailed Reporting & Analysis on Leases
- Maintain Multiple-Year Budgets for Annual Comparison Reporting
- Expenses Paid from Single Fund or Individual Accounts

Detailed Drill Down into General Ledger

- Drill Down Into General Ledger Account Balances for Detailed Analysis

Comprehensive Electronic Report Archiving

- Electronically Save Reports with Detailed Notes
- Easy Indexing for Quick Retrieval of Historical Reports
- Report Formatting Includes Excel, MS Word, PDF and XML Formats

Automated MICR Check Printing Streamlines Payment Process and Eliminates Administrative Costs

Complete Facilities Maintenance Management/Work Order Processing

- Web-Based Work Requests Allow Residents to Submit Maintenance Requests Electronically Through the Internet
- Easy-to-Use and Affordable: Eliminate Manual Work Order Processing and Manual Accounting Entries
- Automatically Post Billable Service Calls and Their Costs Against Charge Codes Directly Into AR/AP

Electronic Graphical Storage of Resident & Property Files for Quick and Easy Retrieval

Unlimited Storage, Tracking and Retrieval of Detailed Data on Properties, Units, Residents

Easy To Use and Intuitive

- Property Management Data Tracked By Property, Occupant, Unit
- Streamline Tracking of Residents by Present, Future and Historic Data

Fully Customizable

- Easily Create User-Defined Data Fields for Simple and Complete Customization To Meet Your Specific Needs

For more information about SKYLINE SOFTWARE:

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