

Commercial Property Management Group

OUR pledge is to provide our client's with dedicated professionals experienced in all facets of property management. We provide a full range of integrated real estate management services with state of the art software systems. Our professionals have a vast knowledge in managing Office, Industrial, Retail properties and Commercial and Residential Condominium Associations

Great Property Management is no accident...



Let our professional "Team"
start working for you,
CONTACT US TODAY!!



At "CPMG" our areas of expertise include the following:

- Asset Management
- Lease Administration
- Due Diligence
- Construction Management
- Accounting/Financial Reporting
- Maintenance Programs
- Vendor monitoring/contract negotiations
- Cam Reconciliations

At "CPMG" our client lists' include:

- Owners and Investors
- Banks/Receivers/Institutions
- Condominium Associations



COMMERCIAL PROPERTY MANAGEMENT GROUP

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Demonstrating Everyday
Just How Much
"WeCare"

Commercial Property Management Group

Commercial Property Management Group "CPMG" ensures that the physical facilities and grounds are well maintained at all times. We contract, supervise and approve payment for all maintenance services and repairs. Our Property Managers are assigned to specific properties, make regular inspections, are on 24-hour emergency call 365 days a year and carry company cell phones with email and text capabilities at all times. We are the tenants' first call and we respond in an expeditious and timely manner to solve their problem at what ever time the call comes in.

The managing of properties is a tremendous responsibility that requires experienced, knowledgeable and efficient property management professionals. In today's fast-paced environment, property management can be a complex task. Commercial Property Management Group presents a strong team of complementary professionals within a single organization, which will vastly improve coordination and planning, as well as establishing, and maintaining continuity and quality.



Sustainability... We are LEED Accredited Professionals and as such are committed to supporting and evaluating "Green" alternatives for all properties under our care. It is our practice to implement recycling programs, initiate Green cleaning, integrated pest management programs and perform energy audits to reduce overall energy consumption through benchmarking with **ENERGY STAR®**.

Our mission is to develop sound management practices, to add long-term value to our client's properties by focusing on stabilization of their asset, tenant retention, and leasing strategies. This includes efficient planning for capital and tenant improvements and a diligent approach to reducing operating costs.

We account for every line item so you can count on us.

Accounting & Financial Reporting: Profitability is measured and reported by CPMG's Accounting department. Monthly or quarterly financial reports are prepared for our clients with actual vs. budget variance analysis. Detailed budgets are prepared annually, and forecasting is on an as-needed basis. Common Area Maintenance or Operating Expense reconciliations are calculated and billed during the first quarter of each year in order to maximize the Owner's property expense recovery.



The management team approach is always client motivated. Our objectives are as follows:

- To foster honesty and confidence in the Landlord/Tenant relationship.
- To maintain the property in excellent condition.
- To provide Ownership with solid accounting reports on a timely basis.



We're Accountable!

Our conceptual approach is ideal for both the investor and/or owner-occupied properties, where the mutual goal is to provide attention to detail and cost effective solutions that enhance the profitability of real estate ownership.

