

Reflex

PROPERTY MANAGEMENT



Whether you own or manage property, Reflex allows you to fully manage units, spaces, and tenants with a single innovative and scalable software solution.

Stay on top of all financial information and manage facilities from one central, easy-to-use software system.

Reflex offers an end-to-end solution for property management that'll help maximize profits and reduce human error.

Manage every aspect of your properties with our property management-specific modules:

Commercial Property Management

Residential Property Management

Construction Management/
Tenant Improvements/
Unit Work Orders and Costing

Web Portals: AP Supplier, Building Manager

Analytics, Business Intelligence, and Reporting

Commercial Spaces

The screenshot displays the 'Commercial Spaces' interface in Reflex. At the top, there are navigation tabs for 'Processing', 'Maintenance', 'Tools', and 'Reporting'. Below these are 'Properties', 'Spaces', and 'Leases' tabs. The main header shows 'Property Name: High Tech Plaza' and 'Property: 6000'. The interface is divided into several sections:

- Space Information:** Includes fields for Space # (0101), Floor (1), Rentable Area (Sq Ft) (3,587.00), Usable Area (Sq Ft) (3,500.00), Status (Rented), Usage (Rental), Start Date (10/1/2010), and End Date.
- Lease History:** A table showing lease records. The first record is for lease 0101-001, starting on 10/1/2010 and ending on 12/31/2017, with tenant 'Penny Ants Clothing Ltd.'.
- Space History:** A table showing historical space data. The first record is for 10/1/2010, with Rentable Area (Sq Ft) of 3,587.00, Usable Area (Sq Ft) of 3,500.00, and Rentable Area (Sq M) of 1,093.32.
- Market Value History:** A table showing market value changes. Records include 10/1/2010 (Market Value: 9,864.25), 11/1/2011 (Market Value: 6,277.25), and 11/1/2012 (Market Value: 81.92).
- Reminders:** A table showing reminders, such as 'Yearly Power Wash' on 1/1/2011.
- Financial Information:** Shows 'Current Rental Value' as 41,848.34.

Track space history, market values, reminders, and work order history from a single screen in Reflex.

Residential Buildings

The screenshot displays the 'Residential Buildings' interface in Reflex. It features a 'Residential Properties (Demo Real Estate)' header and navigation tabs for 'Processing', 'Maintenance', 'Tools', and 'Reporting'. The main header shows 'Property Name: Sunshine Vistas' and 'Address: 456 89 Ave SW'. The interface is divided into several sections:

- Property Address:** Includes fields for Property # (1000), Property Name (Sunshine Vistas), Address (456 89 Ave SW), City (Edmonton), Province (Alberta), and Country (Canada).
- Building Information:** A table showing building metrics: Rentable Area (Sq Ft) 18,600.00, Common Area (Sq Ft) 0.00, Occupied Area (Sq Ft) 10,800.00, Vacant Area (Sq Ft) 7,800.00, Number of Units (30), and Rentable Units (18).
- Property Stakeholders:** Lists roles such as Property Manager (johnb), Building Manager (ken), Maintenance Manager, and Property Accountant (ken).
- Financial Information:** Shows Fair Market Value (5,000,000.00), Replacement Cost (6,000,000.00), Division (Admin), Profit (Sunshine Vistas), GST (EXEMPT), PST (Alberta), and Terms (COD).
- Property Information:** Includes Property Type (Highrise), Property Status (Available for Lease), Region (Alberta), Geographic Area (Edmonton), and Neighborhood (Downtown).
- Floor Information:** Shows Number of Floors (3) and Rentable Area (Sq Ft) (23,760.00).
- Ownership Information:** Shows Ownership Status (Owned) and a table with Owner (Reflex), Ownership % (100.00), and GST Number.

Track all building and demographic information in Reflex, as well as various unit types and market rates.

“ We are very pleased to have chosen Reflex and continue to work closely with them as our information partner.

*Nicholle Povhe, Chief Financial Officer,
Remai Group of Companies*



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