



ESCALATIONS

Automatic rent increases are handled easily using the Escalations module. No matter how complicated your formula for increasing charges, Escalations is powerful and flexible to do the job right.

Create escalations for simple fixed increases per year or percentage increases based on an inflation index over multiple years. Set up the escalation and the PROPERTY MANAGER will automatically calculate the escalation at the correct time. Split the escalation on the invoice or combine into the rent.

**"Software tuned
to perfection"**

FEATURES:

MAXIMIZE PROFITABILITY

- Automatically assign changes in rent
- Specify increases in advance
- Escalations applied during activation of recurring charges in PROPERTY MANAGER
- Apply escalations to any tenant and/or charge code
- Centralized database for real-time access for reporting
- Relational database for information reporting
- Recurring escalations

CUSTOMIZABLE REPORTING

- Escalation summary/detail report
- Escalation Consumer Price Index report
- Applied escalation summary/detail
- Escalation verification report to preview how any tenant, charge and escalation will be applied
- Report escalation as separate line on invoice/statement
- Ad hoc reporting (Crystal, Access, VS Reporter)

MAINTAIN ACCURATE AND EFFICIENT ACCOUNTING

- Seamless integration to PROPERTY MANAGER
- Consumer Price Index escalations
- Fixed amount escalation
- Percent increase/decrease escalation
- Square footage escalation
- Escalation date based on a fixed date, lease start date or lease move-in date
- Prorate escalation for portion of a year
- Additional adjustment of escalation by percent or amount
- Ability to round escalation

FLEXIBLE OPTIONS

- User define CPI index table
- Escalation preview
- Option to permanently update charge code
- Multiple company processing

**POWERFUL
EASY TO USE
COST EFFECTIVE**