Sage Intacct Real Estate

Real Estate adds property management functionality to the Sage Intacct financial management toolkit.

The solution features a unique data structure that puts the lease document at the center of your workflow, making it flexible enough to accommodate virtually any lease agreement, including multiple leases per tenant, multiple units per lease, and multiple tenants per lease.

Real Estate easily adapts to unique lease clauses and calculations. This feature is particularly critical amidst the modern real estate landscape. With many companies looking to sublease space, it is important for landlords to track both the original lessee and the current occupant, with the ability to retain occupancy history indefinitely. Real Estate transforms your lease agreements from static legal documents to dynamic information generators.

Lease management
Stay on top of lease options with unlimited lease option tracking. Set up multiple leases per tenant, multiple units per lease, and multiple tenants per lease, with the ability to add unique provisions for each arrangement. You can even enter and edit future lease information as you receive it, then activate the lease at a later date.

Track pending move ins and move outs, and simplify lease start and termination, with user defined checklists. Plus, Real Estate will automatically prorate all charges upon move in and move out, calculate interest on deposits and issue tenant 1099-INT, and reconcile final charges, credits, and deposits to send tenant refund information upon lease termination if applicable. Real Estate also tracks other business critical details such as property taxes paid, property valuations, tax exemptions, and pertinent insurance information on a property.

Accounting
As the only financial management solution endorsed by the American Institute of Certified Public Accountants (AICPA), the native cloud Sage Intacct platform provides flexibility and ease-of-use for property management organizations. With Real Estate you can leverage the Sage Intacct platform to easily retrieve actual expenses and budget information from the general ledger for recoverable expense processing or to track gross potential rent and vacancy loss.

Sage

Billing and fee collection

Use the Balance Forward Statement, Open Item Statement, Tenant Invoice, or create your own customized billing format with Sage Intacct Custom Report Writer. Then track and administer unlimited recurring charges to be billed weekly, biweekly, monthly, quarterly, semiannually, or annually, with the ability to bill miscellaneous, nonrecurring charges at any time and retroactively bill unpaid charges resulting from recoverable expense reconciliation. Review and adjust amounts transferred from the general ledger to Real Estate prior to processing recoveries. Customize recoverable expenses and escalations based on last year's actuals or next year's budget, and then automatically apply stops, caps, and base year amounts. Late charges can be based on a percent, flat amount, formula, or a combination of all three.

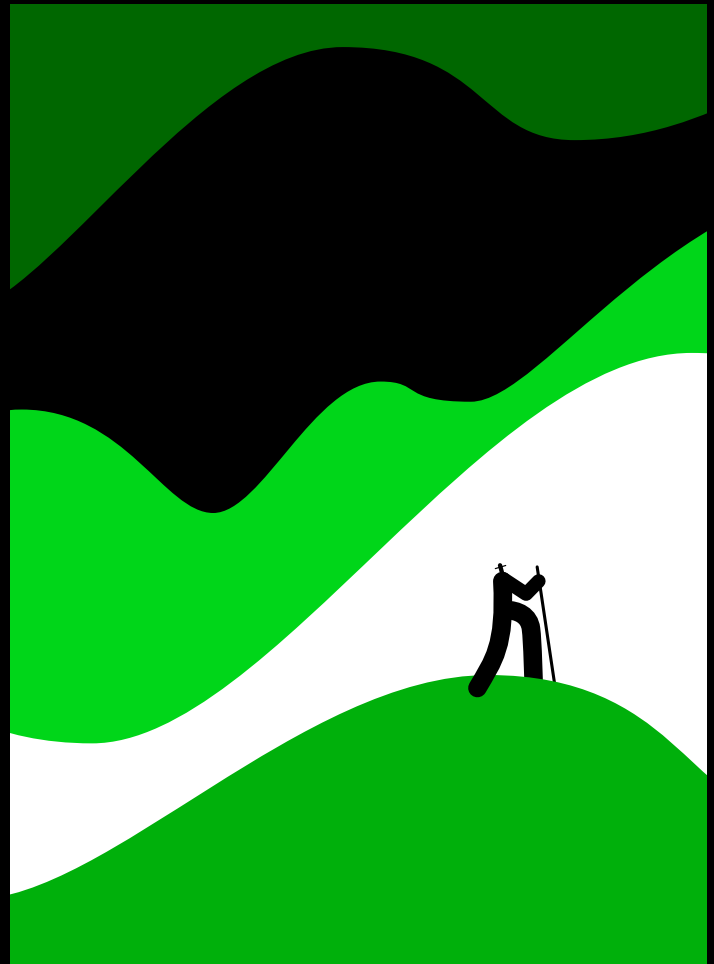## Sage Intacct customers choose Real Estate for:

Integration with Sage Intacct, which eliminates manual data duplication between disconnected systems to save time and reduce errors.

Flexibility to accommodate a growing range of complex terms and sublease agreements.

Improved visibility and control of lease agreements.

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