



Thank you for your interest in the 843 Real Estate Management Service.

Our fee is 10% of the monthly rental income. Rent is paid directly to 843 Real Estate Group by the tenant and is collected between the first (1st) and the fifth (5th) of each month. Owners are paid via automated payroll on the 20th of every month.

Our Management Service includes the following:

- **Monthly rental income check mailed directly to you or directly deposited into your bank account.**
- **Monthly report on the rental activity**
- **Year end activity report for tax preparation**
- **All prospective occupants undergo 843 Real Estate's tenant approval process including: a credit check, a references check, confirmed job placement, and an approval interview.**
- **Enforce all covenants of the properties we manage**
- **843 Real Estate has numerous licensed contractors providing our clients the best service with the best rates in the area.**
- **A reserve account with \$300 dollars is created for any necessary repairs to the property once a tenant is secured.**
- **Rental Property is advertised on Multiple Listing Service (MLS) for Realtors to view and show to prospective tenants. The MLS supplies all internet Real Estate search sites.**
- **A secured computerized lockbox is placed on the property allowing any licensed realtor in the Tri-county area access to show the property increasing showings and visibility.**
- **843 Real Estate also places a weekly general ad in the Charleston City Paper.**
- **Rental is placed on the search engine of the 843 Real Estate website and the Charleston MLS.**
- **A sign is placed in the yard for advertisement (if applicable)**
- **If you wish to place an individual personalized ad, there is an additional \$100 advertisement fee and an ad is run weekly until rented or funding is exhausted.**

843 Real Estate offers all of its clients the best service for investment properties be it Sales and or Property Management. Our real estate philosophy is based on looking at property as a stock. A properties value will be determined by the current market; within the last three months. As a rental property, the "stock" provides dividends as an income stream until it is time to sell or resume residence.

I have outlined the main portion of our management service; 843 Real Estate can handle all aspects of the property and you will receive the monthly reports.

For more information on our company and other services, please visit our website at www.843realestate.com

Again, thank you for your interest in 843 Real Estate Services. If you have other specific questions, please feel free to email office@843realestate.com or call us anytime at 843-608-6832.

We look forward to working with you,

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