

## JD EDWARDS WORLD REAL ESATE MANAGEMENT

### KEY BENEFITS

- Monitor occupancy and cash flow rates
- Complete tenant and lease administration
- Occupancy analysis
- Global lease updates
- Common area maintenance caps and exclusion rules
- Common area maintenance billings
- Sales forecasting and inquiries,
- Sales overage billings
- Escalations (CPI) Billings
- Manual and recurring billings
- Security deposits
- Tenant work orders
- Holdover processing
- Management fees and late fees
- FASB 13 accounting and reporting

*Investment, commercial, and corporate real estate operations today need comprehensive, timely, and accurate data to be more competitive and increase profits. The better the information, the easier it becomes to manage properties efficiently and streamline your interactions with tenants, managers, lenders, and owners. JD Edwards World Real Estate Management integrates your real estate operation so that you are more involved with managing investments rather than paper, people, and tasks.*

### **The Issue: Developing and Keeping a Competitive Edge in Real Estate**

Investors and tenants are interested in making the right decisions regarding their investments. To attract investors and tenants, real estate organizations need a competitive edge. The right properties, appealing returns and an efficient way to manage and maintain the most attractive facilities are the mechanisms at their disposal to be successful in this increasingly competitive market.

Many real estate organizations spend days consolidating data gathered from multiple systems. This time-consuming process of managing disparate databases and technologies results in executives spending time in managing data as opposed to managing their investments.

Current, accurate information is critical, and the quicker information can be accessed, the more beneficial it becomes for executives, managers, and owners. The ability to achieve a competitive advantage becomes stronger when you have the latest information on occupancy patterns, property data, and market information from a single data source. Most importantly, real-time visibility across your portfolio helps promote operational efficiencies and higher return on investment.

### **The Solution: Integrated Real Estate Data and Information in One Solution**

Oracle's JD Edwards World Real Estate Management integrates all critical information to effectively manage real property investments. Whether you are an owner, a landlord or both, this solution lets you streamline your financial and operational processes, and allows you to manage investment properties more effectively.

Real Estate Management enables you to constantly monitor the factors that affect your portfolio, from accounts payable and receivable to lease origination and occupancy patterns. Integration with JD Edwards World Service Billing and JD Edwards World Accounts Receivable and JD Edwards World Accounts Payable can help improve cash flow by reducing the time required to bill, collect, and record receivables.

### **Improving Cash Flow**

Any time you can increase the speed and accuracy of the bill-to-pay process, cash flow will be stimulated. By automating the complex task of calculating all components associated with expense participation and rent, you can generate and deliver comprehensive tenant statements faster and with greater accuracy, which results in improved cash flow. JD Edwards World Real Estate Management solution has many

**SOLUTION INTEGRATION**

- JD Edwards World Financial Management
- JD Edwards World Fixed Asset Management
- JD Edwards World Purchase Order Management
- JD Edwards World Project Management
- JD Edwards World Contact and Service Billing
- JD Edwards Plant & Equipment Maintenance

advanced features that streamline your cash management:

- Execute multiple types of billings, such as manual and recurring invoices
- Prorate any billing or calculate “catch up” billings
- Flexible user defined billing methods for areas such as expense participation, common area maintenance escalations, percentage rent, and special concessions
- Exclude unique tenant contributions or calculate administration fees on total expense before anchor and other exclusions.
- Automate fee calculations, security deposit processing, late fees and interest calculations

**Position for Growth**

Because this is a scalable solution, Real Estate Management can handle significant growth in portfolio size with little effect on overhead costs and resource requirements. The solution helps you incorporate growth in the number of properties, leases, and billing transactions. Whether through the acquisition of existing space or the development of new properties, Real Estate Management will be able to handle the volume of your growing portfolio with a single database.

**Increase Occupancy Rates**

The ability to determine whether you have the right space at the right time is key to increasing occupancy rates. Prospective customers who are looking for space require quick and accurate answers.

Addressing your prospective customer requirements quickly and easily will help drive higher occupancy rates. Web access to space availability facilitates critical on-the-fly intelligence for the leasing community. Users can isolate vacancies by:

- Property
- Date range
- Square footage

Alerts for critical expiration dates allow property managers to proactively promote available space to maximize occupancy rates.

**Improving Productivity**

A single-source, integrated solution eliminates duplicate data entry, provides real-time access and reporting across the entire portfolio, and, reduces time spent reconciling data from disparate systems.

**Contact Us**

For more information about JD Edwards World, visit [oracle.com](http://oracle.com) or call +1.800.ORACLE1 to speak to an Oracle representative.



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**Hardware and Software, Engineered to Work Together**