



ESTATES MANAGEMENT

YOUR PROPERTY, OUR RESPONSIBILITY

WE CATER ALL PROPERTY MANAGEMENT

needs of our clients with sheer passion and with our deep experience.

About Us

Founded in 2018, we are a comprehensive property management company based out of Bengaluru. Our founder's first venture 'BrickTip' has been in business for over a decade and continues helping the buyers find a perfect home.

Estates Management was founded after realizing the hassles faced by property owners, be it finding a perfect tenant, legal paperwork, home interiors, painting, deep cleaning, and any other property-related work.

Estates Management began with a determination to solve both common and complex problems of property owners. We believe that property ownership should not give you worries that are easily avoidable, hence, we onboarded the most experienced professionals in the industry to cater to your requirements.

As an experienced and a customer-focused organization we believe that our clients must be able to manage their property seamlessly, remotely, and timely.

Our Mission

Ensure every property owner is able to manage their property seamlessly and get the best value while renting out or selling.

Our Vision

To be Bengaluru's most customer-friendly and customer-centric property management company.

Our Management

The startup leadership at Estates Management consists of professionals with over 12 years of versatile experience in the Bengaluru real estate market. With a strong focus on the NRI segment, they have gained deep insights into market research and trends. Over the past 5 years, the startup leaders have developed expertise by effectively managing various property challenges, ensuring a seamless experience for property owners.

Renowned for securing the best possible deals, the startup leadership collaborates with leading developers across the country, including Prestige Group, Bhartiya City, Purvankara, Sobha, Brigade Group, Salarpuria Sattva, Embassy, Total Environment, Mahindra Lifespaces, TATA Housing, Mantri, Assetz, Hiranandani, Godrej Properties, DLF, Oberoi Realty, Lodha Group, L&T Realty, Adani Realty, ATS Infrastructure, and Shapoorji Pallonji, among others. Their commitment to offering clients unparalleled opportunities sets them apart in the industry.

Driven by the belief that every property owner should manage their property seamlessly, remotely, and affordably throughout its life cycle, Estates Management has identified key challenges faced by property owners and developed reliable and feasible solutions. The startup leaders also spearhead initiatives like BrickTip, which has catered to over 1,500 customers across the country in primary residential sales, further showcasing their innovative approach and leadership in the real estate sector.

Services by Estates Management



1. COMPREHENSIVE PROPERTY MANAGEMENT

- **Property Inspection**

- ✓ Check property regularly and ensure everything is well and the tenants are maintaining the property well.
- ✓ Check complete inventory and record it.
- ✓ Keep you informed through photographs and videos.



- **Bill Payment & Rent Collection**

- ✓ Collect rent and any other dues from tenant on time.
- ✓ Pay property tax and any other charges to local government bodies.
- ✓ Pay maintenance charges to the society.
- ✓ Pay utilities bill like electricity bill and water bill to authorities.

- **Assistance during Property take over from Builder**

- ✓ Inspect property before taking the possession.
- ✓ Coordinate with builder and get all pending works completed.
- ✓ We also help you in getting the property registered at reasonable pricing.





- **Property Inspection**

- ✓ New rental or lease agreement.
- ✓ Renew rental or lease agreement.
- ✓ Get your property registered.
- ✓ Keep your property legally compliant.

- **Tenant Screening, Onboarding, Rental Collection, and Exit Process Formalities**

- ✓ Through aggressive marketing generate interest for your property.
- ✓ Screen potential tenants and show property to the ones meeting your criteria.
- ✓ Move-in the shortlisted tenant and complete all formalities like legal agreement.
- ✓ Visit your property periodically to ensure everything is well.
- ✓ If tenant wants to vacate then complete the exit formalities and give them a fair estimate of the damage done.



- ✓ We also collect security deposit and rental on your behalf.
- ✓ We thoroughly screen tenants on several parameter, including credit checks, background verification, employment verification, and previous rental history.
- ✓ We also get police verification of the tenant done.



- **Property Repairs & Maintenance**

- ✓ Repair all wear and tears periodically.
- ✓ Deep clean and paint your property before handing over to new tenant.
- ✓ Ensure all fixtures, furniture, and electricals work properly.



2. COMPREHENSIVE PROPERTY MAINTENANCE & REPAIRS

- **Handyman Services**

- ✓ Carpenter Work
- ✓ Television mounting
- ✓ Customizing Sofa
- ✓ Fixing paintings on the wall
- ✓ Our professionals will provide all necessary service, repairs, woodwork, and glass work
- ✓ Electrician Work
- ✓ Installation of Geysers, Fans, ACs, LED/LCDs
- ✓ Fixing of wiring works
- ✓ Repairing electrical appliances

- ✓ Plumber Work
- ✓ Rectify blocked drains and leakages and repair them
- ✓ Solve issues related to CPVC or GI fittings, water closets etc.
- ✓ Kitchen installations
- ✓ Waterproofing Work
- ✓ Fixing water leakage
- ✓ Installing standard products
- ✓ Thermal proofing

- **Painting Services**

- ✓ Interior Painting Work
- ✓ Transform your interiors as per your requirements
- ✓ Exterior Painting Work
- ✓ Treating cracks, leaks, decay and other forms of repairs that is essential prior to home exterior painting
- ✓ Wood Paint and Polish Work
- ✓ Applying wood primer and painting
- ✓ Sanding surfaces to remove dust or thinning
- ✓ Metal Surface Painting
- ✓ De-grease, de-rust and painting of metal surfaces





• Deep Cleaning Services

- ✓ Kitchen Cleaning
- ✓ Kitchen top dusting, scrubbing and wiping
- ✓ Kitchen cabinets, racks cleaning – outside surfaces (inside if empty)
- ✓ Chimney cleaning – Degreasing and oil stains removal
- ✓ Kitchen Tiles – Removing sticky oil stains
- ✓ Cobweb removal
- ✓ Extra attention to exteriors of kitchen appliances
- ✓ Rooms and all other areas cleaning
- ✓ Cobweb removal
- ✓ Fan cleaning
- ✓ Windows glasses, grills, channels cleaning – inside (Outside if safely accessible)
- ✓ Floor skirting cleaning
- ✓ Cupboards dusting and wiping – Outside surfaces
- ✓ Trash removal
- ✓ Sweeping and mopping
- ✓ Cleaning mirrors and sinks
- ✓ Wipe the exterior of cabinets/appliances
- ✓ Clean light switches and doorknobs
- ✓ Extra attention to living room
- ✓ Patio/Balcony cleaning
- ✓ Detailed blind cleaning
- ✓ Bathrooms Cleaning
- ✓ Bathrooms shelves, cabinets dusting and wiping
- ✓ Descaling and stain removal from tiles, fittings and floors
- ✓ Acid wash of floors
- ✓ Mirror, wash basin, Toilet bowl cleaning and stain/scale removal
- ✓ Cobweb removal
- ✓ Pest Control
- ✓ Cockroach control
- ✓ Termite control
- ✓ Bed Bugs Treatment



3. INTERIOR DESIGNING

A residential unit becomes a home only when its walls are painted, its rooms lit, living area made lively with comfortable furniture, and kitchen fitted with all modern and safe appliances.

Estates Management in-house team of designers help you bring your ideas to reality.

Not just that, our service goes beyond designing, we also do complete execution and ensure that you get furniture and interiors that are functional, durable, and yes affordable!

- ✓ Computer aided 3D design for space planning
- ✓ Colour scheme coordination
- ✓ Design consultation
- ✓ Lights, electricals, and soft furnishing like curtains
- ✓ False ceiling services
- ✓ Modular kitchen design services





4. RESALE

We help you find out the prevalent market rate for your property and enable you to find buyers offering maximum price for your property.

Selling a property involves multiple steps and we be with you at all steps and our in-house experts guide you so that the resale is completed in smoothest manner possible.

- ✓ We help you with legal formalities.
- ✓ We help you complete all required documentations.
- ✓ We mediate between you and the buyer all times.
- ✓ We charge lowest possible brokerage and help you save money on other professional fees too, e.g., lawyer charges, painting charges, etc..

TENANTS !!! WHY CHOOSE US?

Estates Management is tenant friendly company. We treat our tenants as our partners which collaborate with us to make rental simple and profitable for both of us.



No Brokerage: Just pay rent

- ✓ We charge zero brokerage from tenant. Just pay rent and enjoy your stay



Best Property Management

- ✓ The unit is given to you professionally cleaned and fully functional, and at fair terms.



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Why Choose Estates Management

For Tenants

- ✓ We help you manage your property in a hassle-free manner.
 - ✓ We offer comprehensive and affordable services.
 - ✓ Whether you are in city or away, your property is safe and well looked after.
 - ✓ Benefit from your property as we help you earn rental through it.
 - ✓ Every aspect, be it cleaning, painting, repairs, pest control, interiors, or any other property related requirement, we take care of it.
 - ✓ We keep your legally compliant at all times.
 - ✓ When you wish to sell your property, we help you get best possible price.
 - ✓ Estates Management is a one-stop destination for all your requirements.
- ✓ We have hundreds of property available all across Bangalore.
 - ✓ We help you get property at an affordable rent and something that meets your requirements.
 - ✓ Get property in ready to move in condition, deep cleaned and freshly painted.
 - ✓ We ensure that the property is fully-functional at the time you move in.
 - ✓ We assist you at all times during your stay.
 - ✓ NO BROKERAGE, yes we are serious. Just pay rent and enjoy your stay.



Our Delighted Clients

I am an absentee property owner as I work and live in UAE. I wanted someone trustworthy to manage my property in Prestige Lakeside Habitat. I am happy that Mr. Abhishek and his team took up the responsibility. Not only are they keeping it compliant with society and government rules, they are also helping me earn additional revenue by renting out my property to a family. I am quite happy with the service provided by Estates Management.

- Mr. Ravi Sharma, owner of a 3 BHK apartment in Prestige Lakeside Habitat

I wanted a company who would not just show me apartments for sale, but also assist in complete legal procedures and any other formalities. I am glad to have availed the service of Mr. Abhishek. He helped me find an excellent 3 BHK unit in Nikoo Homes 1. He also did the interiors of my apartment for a very reasonable cost. He is also managing my property very well.

- Mr. R K Purve, owner of a 3 BHK apartment in Nikoo Homes 1

Very nice service by Estates Management. They did all the painting and cleaning work on time and at a very reasonable cost. I highly recommend Estates Management.

- Mr. Basvaraju, owner of a standalone building in J P Nagar 5th Phase

I recently came to Bangalore and wanted to rent a 2 BHK for my family. Estates Management showed me a good 2 BHK which has all necessary things nearby. I rented the property. My family is happy and so am I. Good work Estates Management team.

- Mr. John David, a tenant who has rented a 2 BHK apartment in Brigade Millenium

We purchased our dream home and now we wanted someone to do our interiors. Mr. Abhishek was very forthcoming with the ideas and his design team listened to my inputs and created an excellent design. Next his team of carpenters and managers ensured that my interior design work was completed on time and without any cost escalation. Good work Team Estates Management.

- Mr. Abhay Malhotra, owner of a 2 BHK apartment in Sobha City

Our Online Presence

🌐 www.EstatesManagement.in

📘 www.facebook.com/Estates-Management-104302721327177/

📷 www.instagram.com/estatesmanagement/

in www.linkedin.com/in/estates-management-58b5811b0/





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