



Residential Management Services

13055 Poway Road
Poway, CA 92064
Tel: (858) 748-2103
Fax: (858) 748-2104

Market Surveys:

We conduct a comparative market study of similar properties for rent in the area to establish the most advantageous rental value for your property.

Marketing:

In order to attract well qualified tenants, included in our management fee Pacific Rim promotes the advertising of your property for rent on its website, www.pacificrimpropertymanagement.com, www.trulia.com, www.zillow.com, www.hotpads.com, www.rent.com and other real estate websites, as well as local military websites.

Additional marketing options are available and are billed at actual cost of media, when applicable.

Tenant Selection:

Tenants are thoroughly screened and interviewed. Their rental history, employment and references are verified. Credit checks are run for each applicant.

Inspections:

To insure the value of the property is maintained, regular drive by inspections are conducted and an on-site walk-through is performed once a year. If we feel that the property or related issue can be improved, we will communicate such information to you to help protect the value of your property.

Maintenance:

We rely on in-house personnel to perform routine repairs. If required, Pacific Rim will contract one of its professional vendors from our authorized vendors list. In order to assure that repairs are competitively priced, we obtain bids from other providers from time to time.

Record Keeping:

All transactions are computerized. Statements are issued monthly. Year-end statements and 1099s are issued for tax reporting purposes.