

Aareal Bank's services and administrative processes



Efficient services and administrative processes for residential property managers

Secure, effective and transparent

The expectations for property managers are always the same: they are expected to be outstanding managers of the building itself and skilled trustees of the accumulated maintenance reserves – all at an affordable price point. With longstanding expertise in the housing industry and a particular focus on the unique demands of third-party management, Aareal Bank Group offers a range of services designed to help you as a property manager meet these requirements.

Well over 4,000 companies, around two thirds of which are active in third-party management, entrust us with the funds needed for refurbishments, modernisations, energy efficiency measures and repair work. Small and large management companies alike value the established functionalities of our payments processes because they simplify the completion of routine tasks on a daily basis, making sure you have time to focus on the tasks in which you can demonstrate your expertise: working on your projects and communicating with your clients.

With Aareal Bank, a member and cooperation partner of the Federal Association of German Housing and Real Estate Companies (GdW), the Federal Association of Property Managers (BVI) and the Association of Real Estate Managers Germany (VDIV), at your side, property management really can be that simple.



Aareal Account

Aareal Account is our tried-and-tested electronic banking package designed specifically for small and mid-sized companies. Compatible with all property management systems, Aareal Account offers an account management solution that is tailored to your company's business model, provides virtual account numbers on request to enable clear identification and linking of transactions and enables authorisations to be managed conveniently on the Bank's server – all implemented in a highly efficient and straightforward plug-and-play application.

AAccount

Aareal Bank Group

Aareal Bank Group, headquartered in Wiesbaden, Germany, is a leading specialist in international property. For more than 100 years, we have been providing top-quality support as a financing partner and service provider to clients in over 20 countries spanning three continents – Europe, North America and Asia-Pacific. More than 4,000 business partners have been relying on our solutions for the residential and commercial property and energy and waste disposal industries for decades, making use of our specialised banking services, electronic banking options and automated mass payment services.

Smart solutions that simplify third-party management

We focus our solutions on where the impact is greatest. For example, we bundle a company's accounts into one accounts system. This simplifies the contract preparation and rights administration processes, as all conditions and rights are filed with the accounts system and therefore valid for all accounts in that system, subject to any explicitly requested exceptions. The accounts system is based on the business model of the company in question. For a property manager, the accounts system will include investment and, if necessary, tenant deposit accounts as well as trust accounts, while for a residential property management company, a separate, disclosed third-party account can be opened for each owners' association, protected against seizure and insolvency. Adding a new account to the accounts system when a new management assignment is acquired is a simple electronic step, allowing the account number to be communicated immediately.

How do you benefit? Setting up a bank account for an owners' association managed by you is quick and straightforward, taking only a few days.

The accounts system also supports virtual account numbers, which can be freely assigned and are suitable for closely integrating electronic banking with accounting processes. This doesn't take much time to set up and will save manual efforts in the long term.

How you benefit from Aareal Bank Group's services

Payment processes



- ✓ Swift banking communication thanks to electronic banking connectivity
- ✓ Straightforward administration of contracts and rights due to accounts bundling
- ✓ Automatic account opening, with accounts ready to receive incoming payments straightaway
- ✓ Convenient payment approval process

Client communication



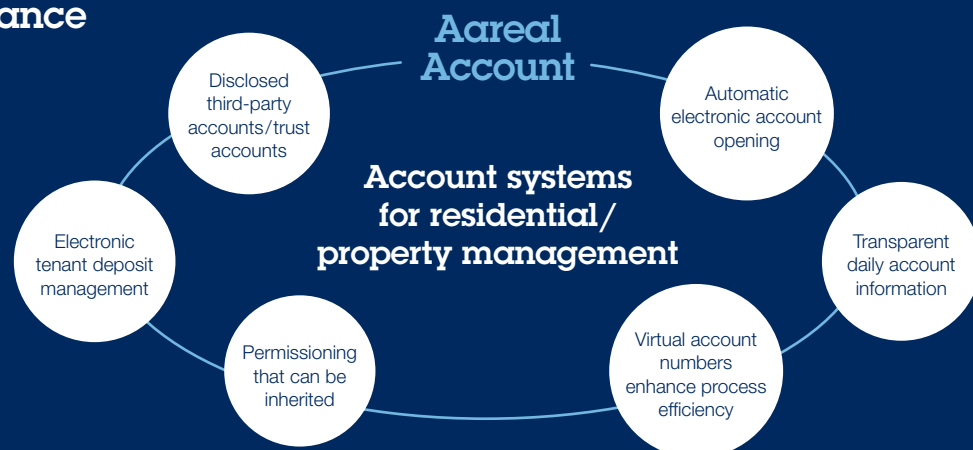
- ✓ Electronic account data updated daily, providing a clear overview of information
- ✓ Protection against seizure and insolvency thanks to open third-party accounts in the management of owners' associations
- ✓ Tailored investment products, and active investment and cash management
- ✓ Secure investment of funds with a top-tier bank in the housing and property management industries, supported by a solid business model
- ✓ Viewing rights for management board members or advisory boards can be easily managed via the Aareal portal

Organisation



- ✓ Improved efficiency and quality of processes thanks to virtual account numbers
- ✓ Regional support and relevant expertise provided by banking professionals, business administrators and property managers

At a glance



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Aareal

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