



Maximize Your  
Real Estate

# INTRODUCTION TO PARAMOUNT REAL ESTATE

Paramount Real Estate is a first class commercial real estate advisory firm specializing in industrial, office, and retail spaces and sites in the Calgary market and surrounding markets. Established in 2007, we have been servicing our clients and providing real estate advise and solutions to maximize their real estate.

Our areas of expertise include Property Management, Leasing, and the Acquisition & Disposition of commercial properties.

We have the experience, knowledge, trusted relationships to offer value to our clients.

WE TREAT YOUR INVESTMENT LIKE OUR OWN

## OUR CLIENTELE



# ASSET OPTIMIZATION



Property Management is an active investment that requires continuous attention.

If neglected, buildings will deteriorate, costs will compound, and tenancy will be affected. Ultimately the value of an asset is compromised.



Proactive management is critical to maximizing tenant relations and our clients real estate investment"

**Mike Anisimovicz**  
President & Broker of Record  
Paramount Real Estate Corporation

# TAILORED PROPERTY SOLUTIONS

Real estate is an active investment, and no assets, clients or tenants are the same – that is why we offer Tailored Property Management Solutions to met each and every clients needs!



## Building Operations and Repairs

- Onsite visits to ensure high level of care and attention to each property
- Quick and efficient response to emergencies, repairs and maintenance concerns
- Meticulous maintenance schedules have been designed and implemented
- 2 Onsite Inspections with Owner yearly
- Identify property improvements and Capital Costs improvements



## Vendor Management

- Bid and Contract Management
- Highest quality of trades and contractors
- Tender and bid process to ensure best pricing
- No hidden fees to Paramount
- Invoicing – Portal



## Budgeting and Forecasting Yearly Operating Budgets

- Property Audit and Capital Cost projections
- Work with accountants and owners to develop a precise budget yearly
- Review and updates on progress
- Property tax review and assistance in complaint process



## Lease and Lease Management

- Licensed Real Estate Brokerage that can handle all Real Estate needs
- No details missed
- Paramount Real Estate is working for the Landlord
- Access to the top Commercial Real Estate listing platform – Costar
- Online presence to promote space for lease

## Tenant Relations

Positive and active attention to all tenants

**OUR GRASS IS ACTUALLY GREENER**



# PROACTIVE TENANT MANAGEMENT



We are on the ground building relationships with your tenants



Quality Tenants – We search for the best fit for the property



Robust Tenant screening process



Transparency and clear communication



3rd Party Representation – We handle everything from rent letters, follow ups, move in and outs to changing the locks. We got it!



Tenant referrals and word of mouth reputation



TENANT SATISFACTION AND CREATING A POSITIVE RELATIONSHIP IS ESSENTIAL  
TO MAXIMIZING OUR CLIENTS ASSET VALUE



# PERSONAL ATTENTION



Licensed Property Managers with certified training and experience



Keep you up to date on your asset without having to spend time



Critical Dates are documented



Proactive Maintenance Schedule



Online software



Weekly on site check ups



24 hr on call emergency services as required



Robust network of Professionals and Trades



LOCAL MARKET  
EXPERTS



# TOP REASONS TO TRUST PARAMOUNT



100% Client  
retention



We specialize in  
Commercial  
Real Estate and  
Property  
Management



Our established  
relationships  
and trust with  
our valued  
vendors



Attention to  
detail



We treat our  
clients'  
properties like  
our own



YOUR SUCCESS IS OUR SUCCESS



# CONTACT INFORMATION

Paramount Real Estate Corporation



[www.paramountcorp.ca](http://www.paramountcorp.ca)

