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## From the January 2006 [Review of Property Management Software](#)

Even small rental property companies used to require large staffs to keep up with tenant issues, leasing functions, accounting, maintenance, occupancy levels, prospect marketing and the never-ending issues these companies face. But technology has significantly streamlined these processes, allowing small property managers to be more profitable and grow, while also enabling larger entities to increase their holdings and show a greater investment return.

The key issues still come down to keeping a unit occupied and keeping costs down, but by automating maintenance, client screening, reporting and most other issues, property management software allows property professionals to spend more time on revenue-enhancing activities and client service. This is a win-win for tenants and property owners.

These reviews should provide a good overview of the strengths and weaknesses of the various products, but prior to selection of a program, it is essential that the specific needs of a property management firm be identified. □

Technology

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