

# Providing this Property Manager with a helping hand

How 1-800-GOT-JUNK? helped this Property Management company make multi-family units rentable again.

## The client

- Locally owned and operated company
- 40+ years in operation
- Full property management services across residential and multi-family strata corporations



## The challenge

- With frequent changeover of units alongside illegal dumping around dumpster areas, this property management company needed support and fast.
- Upon unit changeover, abandonment or eviction, very few residents leave their apartments completely empty.
- Each day a rental property sits unoccupied equates to a loss of rental income.

## The approach

- The Property Manager was assigned a dedicated Commercial Account Manager as a single point of accountability for all her needs.
- Through multiple site visits and planning ahead of schedule when possible, the team were able to ensure jobs were completed quickly and smoothly.
- The team ensured regular communication touchpoints with the client to make necessary adjustments and gain critical feedback.

Contact your Local Commercial Representative or email us at [business@1800gotjunk.com](mailto:business@1800gotjunk.com)

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THE WORLD'S LARGEST JUNK REMOVAL SERVICE®

 **BUSINESS SERVICES**

## Overview of the job



Weekly Junk Removal needs across units and properties



Quick turnaround required so as not to lose out on rental income



Junk including outdated furniture, broken appliances and renovation debris

## The results

- Our fully licensed and insured teams conducted numerous, full unit trash-outs across properties (our team even clean out the fridge!).
- The team provided regular Junk Removal and clean up of the dumpster areas, strata grounds and shared common areas .
- Our Commercial Account Manager supported the Property Manager in coordinating an organized trash day for their community to help proactively reduce a build up of junk in the long term.

## The benefits

- Dealing with Junk Removal after unit changeover, abandonments or resident evictions can be a difficult and time-consuming task for Property Managers.
- Our support team were on hand to provide the client with updates about when crews would arrive and when jobs would be completed ahead of schedule.
- 1-800-GOT-JUNK?'s competitive pricing meant the customer saw an increase in Net Operating Income (NOI).

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What really stands out for me is the simplicity of scheduling a job with 1-800-GOT-JUNK?. With the high frequency of residents moving in and out of apartments across properties, I often need to book a job on the same day and I love working with my Account Manager because she just makes everything easy. **The truck team always show up on time and consistently get the job done.**

Property Manager



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