



Thank you.

**For the opportunity to assess
your property portfolio.**

Our team is excited to get to know your journey and take a deep dive into your investing ambitions. We are different, we are not here to take fees for maintaining a property, we are here to maximise margins. Lets take the financial stress away, so you can live the lifestyle you've always dreamed of.

Welcome



Hi,

Welcome to 'Your Property Journey'.

We are the new kids on the block! Young, left field thinking and driven. We want to take a moment and say, CONGRATULATIONS!! You're a home owner. You are someone who cares about their future and creating the life you have always wanted. You are the type of people we want to be collaborating with and helping on this journey.

Most rental companies just worry about the physical asset, ensure it is in fair condition and receive their management fee. Here at YPJ, we are here to provide a streamlined and highly professional style management service that will ensure you know the exact performance of your property. Our rental managers act as your 'Personal Property Assistant', they understand the purpose of your asset and property investment goals. They ensure you have reliable tenants, that you are financially optimising your portfolio returns, have the best loan interest rates to systemically budgeting every cost of the property so it's provisioned for. Our Personal Property Assistants have a great understanding of the market, what drives rents, how to drive up rental income and the importance of working as a team. They will always be one call away.

Cannot wait for you to join the team!

Jayden & Chloe

Why are we right for you?



01 **THATS RIGHT, YOU HAVE A PERSONAL ASSISTANT!!**

We see ourselves as the personal assistants of the property space. Our team will go above and beyond to ensure our clients are achieving maximum returns and their life is stress free. Our Personal Property Assistants are contactable at all hours, fulfils all leasing & day-to-day operations of the property, design personal investment & financial plans to increase rental income and finally, a shoulder to lean on when any obstacles arise.

02 **THE ONLY WAY IS UP... BABY!!**

As personal property assistants we are also investor-minded and specialise in techniques and strategies to increase rental income. Our net income in our personal portfolio increased by 65% from purchase date! Imagine all the ways you could spend or reinvest with all that extra cash! We work with your timeframes, financial position and appetite for renovations to guide you through this process.

03 **HONEST AND TRANSPARENT**

We are here to deliver results and that means having the tough conversations. We will give you our honest opinion, keep you well informed and always put our clients first. Our management system has the latest innovation complete owner access to property performance and tenant activities. We also like to do monthly phone calls to our clients to keep you well informed throughout the process.

04 **PEACE OF MIND!!**

At My Property Journey, we remove the fear of the unknown with a rental guarantee. We mitigate the risk, if a tenant misses a payment we will cover the amount. . That is stress free management.*

Our Packages



The Investor Package

Perfect for the beginner investor, low cost, basic offering and maintains a successful property portfolio.



- **Personal Property Assistant**

(Unlimited support for all your property needs)

- **Leasing Commitments**

(Dealing with tenancy agreements, bond contributions, leasing advertising, screening tenants, open homes etc.)

- **Routine Inspections**

(Detailed inspection reports every 4 months including photos and feedback)

- **In-house General Maintenance and Repairs**

(Never over-pay for contractors again with quotes sourced internally and externally to ensure we keep ongoing costs low)

- **Owner Access & Statements**

(The PropertyMe CRM system will allow both the owner complete access to the financial position, property repairs and correspondence of the property)

- **Rental Guarantee of Arrears and Vacancies**

(YPJ are willing to cover the late fees of rent for up to 10days so your mortgage is protected)

- **Referral Discount**

(Our amazing referral system, discounts your management fee by 0.25% off every referral given that signs with us*)

Our Packages



Premium Investor Package

Perfect for the active investor who wants to maximise their margins, extensive offerings, assist with:



- **Personal Property Assistant**

(Unlimited support for all your property needs)

- **Leasing Commitments**

(Dealing with tenancy agreements, bond contributions, leasing advertising, screening tenants, open homes etc.)

- **Routine Inspections**

(Detailed inspection reports every 4 months including photos and feedback)

- **In-house General Maintenance and Repairs**

(Never over-pay for contractors again with quotes source internally and externally to ensure we keep ongoing costs low)

- **Wealth Management Plan**

(A personalised plan of the property's current position and future projections through renovations. This will drive the rental income and equity growth for the motivated investor)

- **Monthly Strategy Call**

(First week of every month, your personal property assistant will touch base about property performance, tenancy behaviour and review the wealth management plan to keep both parties accountable)

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