Built for the UAE

PROPERTY MANAGEMENT · LEASING

# Crafts Property OS

## Every unit. Every lease. One view.

UAE Property Management ERP for Leasing, Rent Collection, Owners & Maintenance




English & Arabic

Installed on your server

Customisable

Full support

OVERVIEW

# What Crafts Property OS does for your business

Crafts Property OS runs a UAE property portfolio end to end — from the first enquiry on a vacant unit, through the lease, rent schedule and cheques, to maintenance, owner payouts and the books — in one connected system.

### Portfolio

Properties and units with type, usage, location, Makani and utility accounts, live occupancy and vacancy, and owners with management agreements, fees and payout frequency.

### Leasing

Tenants (individuals and companies) with identity details stored encrypted, leases with Ejari numbers, approval before activation, renewals and terminations, and a rent schedule built automatically from the payment plan.

### Billing and collection

Rent invoices issued from the schedule, VAT treatment per residential or commercial rent, credit notes, receipts, post-dated cheques tracked from receipt to deposit, clearing or return, returned-cheque fees, security deposits and overdue follow-up.

### Owners

Owner statements and settlements showing rent collected, expenses and management fees, with owner funds kept separate in the books.

### Maintenance

Work orders from staff or tenants, response and resolution SLA by priority, vendors, quotes and vendor bills with spending approval levels.

### Tenant portal

Tenants see their lease, invoices and payment instructions and raise maintenance requests online.

### Accounting and control

Double-entry accounting underneath every transaction, reconciliation checks, branch-based access so each manager sees only their properties, an approval inbox, automation, exports, an import centre for go-live and an API for BI tools.

WHO IT IS FOR

Property management companies · Landlords & family offices · Real estate developers · Building owners · Owners' associations

KEY FEATURES

# Everything included

- Properties and units with live occupancy
- Owners with management agreements and fees
- Tenants with encrypted Emirates ID and passport details
- Leases with Ejari numbers
- Lease approval, renewal and termination
- Automatic rent schedules from the payment plan
- Rent invoices issued from the schedule
- VAT treatment for residential and commercial rent
- Credit notes and receipts
- Post-dated cheque tracking from receipt to clearing or return
- Returned-cheque fees
- Security deposits held, deducted and refunded
- Overdue invoice follow-up and reminders
- Owner statements and settlements
- Maintenance work orders with response and resolution SLA
- Vendors, quotes and vendor bills
- Spending approval levels
- Tenant portal for invoices and maintenance requests
- Double-entry accounting and trial balance
- Reconciliation checks
- Branch-based access for managers and teams
- Approval inbox
- Import centre for owners, properties, units, tenants, leases and opening balances
- Background exports to CSV
- REST API for BI and other systems
- English and Arabic interface

HOW WE DELIVER

# From first call to go-live

We install it on your server, import your owners, properties, units, tenants, running leases and opening balances, and train your team.

**01**
**Discovery**
We map how your team works and agree the setup in writing.

**02**
**Install**
Our team installs it on your server, so your data stays yours.

**03**
**Migrate & train**
We bring in your data and train each team on its own screens.

**04**
**Support**
We stay on for fixes, updates and customisation on request.

TECHNOLOGY

PHP 8.2+, MySQL 8 / MariaDB 10.6+, JavaScript, HTML5, CSS3, REST API, no framework, no Composer or Node on the server, English & Arabic (RTL)

SEE IT IN ACTION

Watch the full product tour: **https://youtu.be/Oo9EpVVj478**

## Book a guided demo

See Crafts Property OS running with sample data shaped like your business. We reply with a plan and a quote.

**Crafted for the UAE. Built to scale.**


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