



www.SVNcornerstone.com

SVN Cornerstone Management LLC is a division of SVN Cornerstone, LLC which has been involved in the Real Estate business in the Pacific Northwest for 32 years. Our expertise in Property Management, Landlord Representation, and Tenant Relations, is a result of our experience in all types of Commercial Properties that was formalized in 2005 with the formation of SVN Cornerstone Management LLC.

SVN Cornerstone Management currently manages a portfolio of 7 properties with 121,204 square feet of retail, office, and industrial space, with previous multi-family management experience that included a 35,000 building for Guardian Life.

As of December 2020 SVN Cornerstone Management managed properties in:

Spokane, WA	Industrial	6,500 sf + 12,700 sf of Land
	Office Building	18,817 sf
	Retail strip mall	33,246 sf
Spokane Valley, WA	Industrial Park	37,849 sf + 337,329 sf of Land
	Retail center	2,150 sf + 36,900 sf of Land
Colville, WA	Retail strip mall	22,642 sf

SVN Cornerstone staff work daily in the Spokane and surrounding areas providing our clients with current market rental information as well as vacancy rates on a regular basis. We provide annual budgets that detail property operation costs, projected income figures, and tenant improvement strategies, along with building management. Our staff members have excellent relationships with a variety of local and national contractors throughout the region that provide exceptional quality services, and are extremely responsive to our maintenance and repair needs. We have the ability to identify trends, develop strategies, and implement solutions to improve the position of your asset.

SVN Cornerstone Management is committed to enhancing the value of our client's investments by creating a management package to meet each client's individual needs and financial goals.

Some of the Customizable Services we offer are:

Financial and Administrative

- Detailed monthly financial reporting
- Budget Preparation and monthly analysis
- Accounts payable and receivable services
- Lease Administration and Abstracting

SVN Cornerstone Management, 1311 N Washington, Suite D, Spokane, WA 99201

Common Area charges and reconciliations

Maintenance:

- Property Assessments
- Capital improvement recommendations
- Construction and Tenant Improvement management
- Development of annual and multi-year maintenance plan
- Preventative maintenance schedules
- Regular property inspections
- Repair coordination/bids

Tenant Relations:

- Act as liaison between Landlord and Tenant
- Administration and renewal of existing leases
- Leasing of vacant spaces
- Tenant relations and retention
- Tenant adherence to Lease Agreement, property rules, insurance requirements

SVN Cornerstone Management is committed to the use of technology to remain not only relevant in today's changing world but also to recognize and implement systems that enhance our current reporting capabilities while planning for the future.

SVN Cornerstone brokers have a wide range of knowledge and our experienced market presence throughout the Inland Northwest including Spokane WA and Coeur d'Alene ID, provides a comprehensive knowledge of commercial real estate that is advantageous to our clients. This depth of knowledge along with our association with SVN International gives us a global reach and extensive resources that greatly benefit our clients. Our staff consists of licensed real estate brokers, a licensed real estate appraiser, property manager, and marketing staff.

Through our local expertise, global reach and technology programs, we can create, compile, and provide a variety of property analysis, revenue strategies, and pro formas tailored to enhance an owner's vision and achieve their financial goals for their properties.

Please contact us to discuss what SVN Cornerstone Management can do for you and your property.

Guy D Byrd

Patricia E Lewis

Guy D. Byrd
SVN Cornerstone Management LLC, Managing Member
WA and Idaho Licensed Designated Broker

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