

invantive *estate*



real estate
software

invantive

Table of Contents

2 All your projects: any time, any place, any device



- ✓ User-friendly online and Microsoft Outlook interface.
- ✓ Optimization of financial administration.
- ✓ Clear insight into project profit and cash flow projections.
- ✓ Automatic data exchange with your current accounting program.

3 Area Development



- ✓ Integral view on area development.
- ✓ Value creation of real estate.
- ✓ Calculation models in Excel.
- ✓ Real-time cash flow reports.

4 Integral project management



- ✓ Integral project control.
- ✓ Bringing all parties together.
- ✓ Lower costs and risks.
- ✓ Carefree digital collaboration.

5 Strategic real estate planning



- ✓ Proactive identification of real estate portfolio.
- ✓ Transform environmental factors into better projects.
- ✓ Geographic insight and financial figures.

6 Control risks



- ✓ Clear financial real estate reports.
- ✓ Valuation and budgeting in Excel.
- ✓ Integral opportunity and risk management.
- ✓ Securing sensitive information.
- ✓ Financial control framework.

7 Buyer's guidance and buyer's billing



- ✓ More time for guidance.
- ✓ Record more and less work and invoice it.
- ✓ Complete property file.
- ✓ Time schedules and interest calculations.

8 Project file: complete, up-to-date and safe



- ✓ Access to the project file from any location.
- ✓ Contracts, reports and drawings.
- ✓ Receive notifications via email.
- ✓ Securing sensitive information with filters and access rules.

9 Editions



invantive

More control of real estate projects



Invantive Estate is a complete solution for the initiation and management of real estate projects, based upon Invantive Vision. The software solution aims to create insight into the financial risks that confront you now and in the future. By combining the current financial data with the exposé and your professional knowledge, Invantive Estate provides you with all insights needed to limit risks and successfully complete projects.

Your advantages in a nutshell:

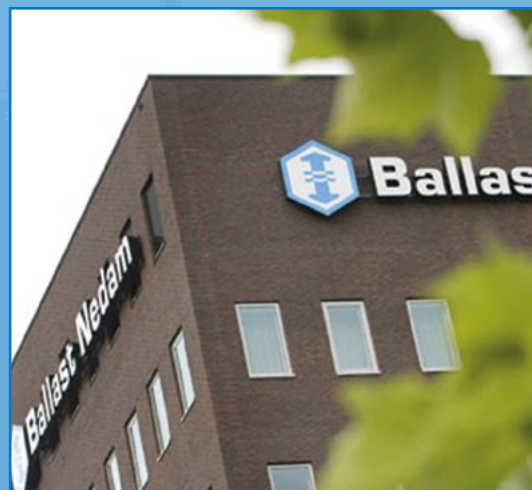
- ✓ Develop and manage projects from any location.
- ✓ Cash flow prognoses match the prognosis end of work.
- ✓ Insightful financial reports.
- ✓ Optimized budget control and project management without investing in a new ERP system.
- ✓ Controlled access to project files and contracts.
- ✓ Quantification and qualification of real estate risks in Microsoft Excel.

Functionality and flexibility is what makes Invantive Estate a total solution for the integral management of real estate projects. That is why real estate developers recommend Invantive Estate. Since the implementation of Invantive Estate they have significantly more control of the financial performance of their projects.

What does Ballast Nedam say?

"The interesting thing about Invantive Estate is that you can follow the entire life cycle of the project in all phases and through all years. Invantive Estate also offers an updated financial insight into real estate development projects which allows for a more efficient grip on budgets. The product is transparent towards underlying systems and information sources. Invantive Estate can generate a kind of helicopter view across all sources."

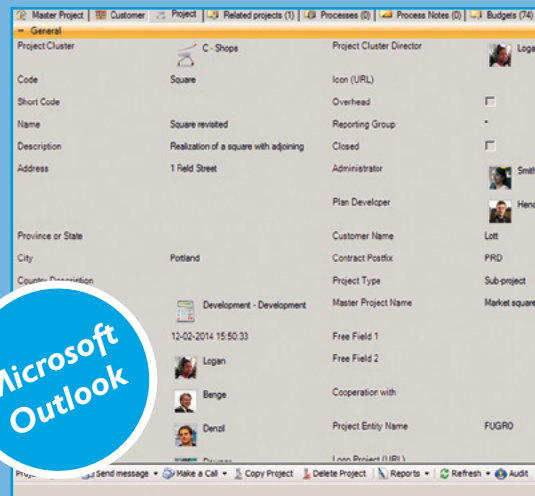
Daniël Wabeke, CFO
Ballast Nedam Ontwikkelingsmaatschappij



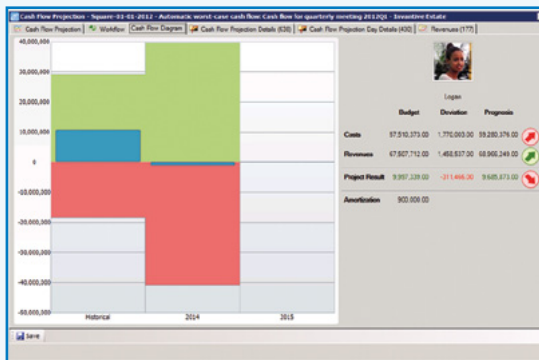
More control of real estate projects with Invantive Estate

Real estate development is project-driven work. Various parties and organizations work together for initiating, planning and executing real estate projects. The final result is determined by the way the collaboration goes and how the project is executed.

Insight into the various processes is of vital importance for the successful delivery of projects. That is why Invantive Estate aims on bringing together all involved parties for the successful control and delivery of real estate projects.



All your real estate projects in a single software solution



Invantive Estate offers project developers everything for integral control of projects. The software supports the most important real estate development processes including area development, strategic real estate planning, risk management, purchaser billing, buyer's guidance, project administration, budget control and a project file.

The advantage of this is that you only need one software package to initiate, successfully deliver and, if needed, manage real estate projects.

Any time, any place, any device

Invantive Estate allows you to direct and manage all processes from every location and at every moment.

Whether you work using a browser, Microsoft Outlook or a tablet or smartphone; it doesn't matter!

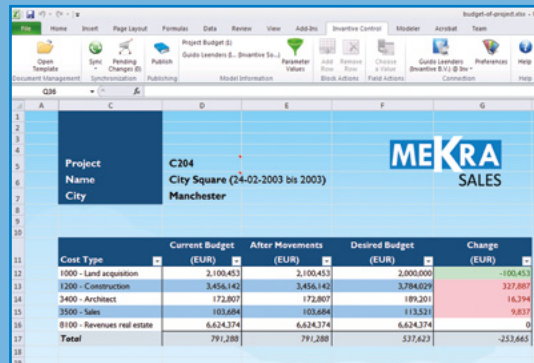
With Invantive Estate you will have more grip and control of the financial future of real estate projects.



Integral view on area development

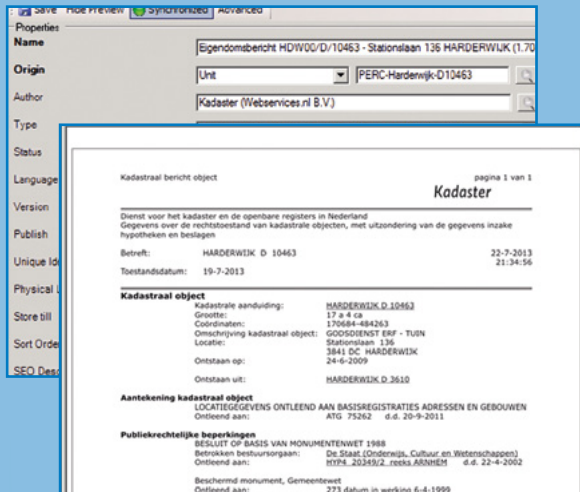
For the successful establishment and execution of an area development plan it is crucial to have insight into the financial risks, and grip and control of processes.

Invantive Estate helps you with an integral view on the opportunities and risks of your area development plans. On the basis of updated indicators you can execute a financial exploration. This way you will determine the area potency using various calculations, for example in combination with our product Invantive Control.



Cost Type	Current Budget (EUR)	After Movements (EUR)	Desired Budget (EUR)	Change (EUR)
1000 - Land acquisition	2.100.453	2.100.453	2.000.000	-100.453
1200 - Construction	3.456.142	3.456.142	3.784.029	327.887
3400 - Architect	172.807	172.807	189.201	16.394
3500 - Sales	103.694	103.694	113.531	9.837
8100 - Revenues real estate	6.624.374	6.624.374	6.624.374	0
Total	791.288	791.288	537.423	-253.865

Combine geographical insight with financial figures



Kadastraal bericht object pagina 1 van 1
Kadaster

Dienst voor het kadaster en de openbare registers in Nederland
Gegevens over de rechtstoestand van kadastrale objecten, met uitzondering van de gegevens inzake hypotheken en beslagen

Betreeft: HARDERWIJK D 10463 22-7-2013
Toestanddatum: 19-7-2013 21:34:56

Kadastraal object

Kadastrale aanduiding: HARDERWIJK D 10463
Grootte: 17 a 4 ca
Coördinaten: 170684-44243
Omschrijving kadastraal object: GOOSDIENST ERF - TUN
Locatie: 3841 DC HARDERWIJK
Ontstaan op: 24-6-2009
Ontstaan uit: HARDERWIJK D 3610

Aantekening kadastraal object
LOCATIEGEGEVENS ONTLEEND AAN BASISREGISTRATIES ADRESSEN EN GEBOUWEN
Ontleend aan: ATG 75262 d.d. 20-9-2011

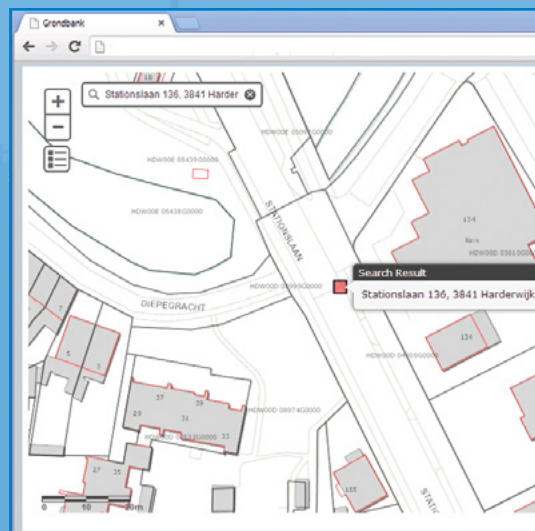
Publiekrechtelijke beperkingen
BESLUIT OP BASIS VAN MONUMENTENWET 1988
Betrokken bestuursorgaan: De Staat (Onderwijs, Cultuur en Wetenschappen)
Ontleend aan: NTR - 203612_reeks_A00001 d.d. 22-4-2002
Beschermd monument, Gemeentewet
Ontleend aan: 273 datum in werking 6-4-1999

Through the use of a link with the land register you will also gain insight into the land holdings and activities of third parties. A link with the Trade Register will provide you insight into the structure of your suppliers, buyers and competitors. And the solvency of private housing purchasers can be requested with one single click.

Optimize your result

Invantive Estate helps you to explore areas, discover opportunities and map them. This simplifies the financial substantiation of development plans.

With Invantive Estate you will create value for your real estate from initiation up to exploitation. The advantage of this is that with Invantive Estate you will create insight into the current and future opportunities of development plans and make optimal use of this. The result? Sustainable value creation of real estate.



Integral project management

Within the real estate industry everybody knows that an efficient collaboration between various specialists and departments within a project is vital. Invantive Estate simplifies the set-up and optimization of the various processes.

Invantive Estate gathers all involved parties for the purpose of initiating, planning, managing, controlling and executing projects within the predetermined boundaries of time and budget. The real estate software provides you with all insights that are needed to optimize processes and limit failure costs.



All-in-one for project management

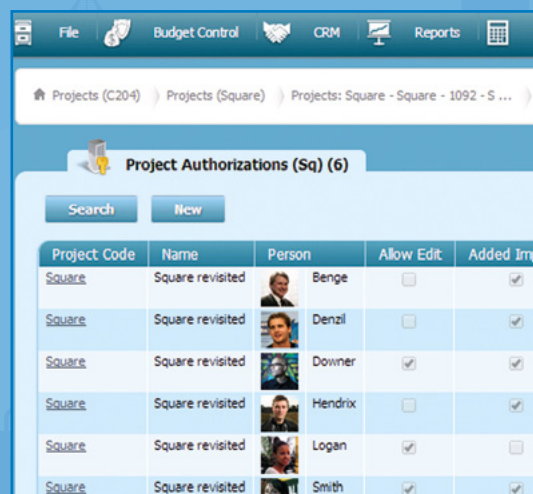
Invantive Estate allows you to execute all project management activities from every location. With Invantive Estate you can compile project teams online and in Microsoft Outlook, as well as create projects, distribute tasks, close contract deals and compose budget plans and release budgets in a controlled way. This integral approach ensures a unique cohesion between all involved parties during the various project phases.

“Together with your know-how Invantive Estate ensures successful integral project management.”

Sharing information, but not with everyone

The powerful security ensures that you can work together digitally without trouble as well. This way other parties only have access to the information they need for their role in the project.

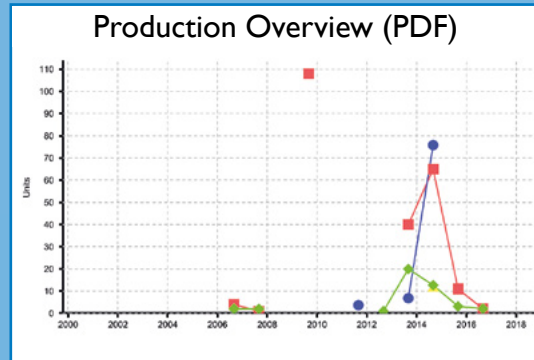
The result? More efficient collaboration, lower failure costs and in the end a better project result.



Project Code	Name	Person	Allow Edit	Added Imp
Square	Square revisited	Benge	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Square	Square revisited	Denzil	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Square	Square revisited	Downer	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Square	Square revisited	Hendrix	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Square	Square revisited	Logan	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Square	Square revisited	Smith	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>

Strategic real estate planning

Strategic real estate planning is a process that is continuously in motion. Responding to changes that arise from legal, economical and demographical factors is therefore a vital element of the real estate strategy. Opportunities arising from changes around the real estate portfolio can improve the financial performance of real estate developers.



Going forward even with headwinds



Invantive Estate improves the proactive identification of those opportunities and the elaboration of these within the real estate strategy. This increases the financial performance of your company. Invantive Estate makes it easy to collect data structurally, analyze these and process them into insightful real estate reports. The advantage of this is that you simply quantify the potential revenue of a plan area, concretize the opportunity within your real estate strategy and direct towards development.

Turning environmental factors into better projects

With Invantive Estate you can respond early to opportunities that help you to improve the efficiency on land and real estate in the long run.

Real Estate	
Houses	150 Units
Office Space	70.000 m ²
Other	0 m ²
Ground Position	
Date Ground Purchased	01-04-2003
Parking Places	1.250 Units
Shoo Space	10.000 m ²
Land	0 m ²
Land Status	Construction permit - Irrevocable p
Financial	
Released Budget *	250.000,00 EUR
Expected Investment	0,00 EUR
Provision	0,00 EUR
Administration Third Party	

Control risks

With Invantive Estate real estate developers have a complete solution for the implementation of a solid real estate risk management policy. Invantive Estate features extended monitoring and reporting functions to systematically safeguard risk from area development up to the maintenance of your real estate.

Summary	Budget	Prognosis	Deviation
Revenues	67.507.712	68.966.249	1.458.537
Costs	57.510.373	59.280.376	1.770.003
Project Result	9.997.339	9.685.873	-311.466
Project Result (%)	17,38	16,34	
Amortization		900.000	
Still to Realize Result		8.785.873	
Possible Remarks:		Negative compared to Budget	

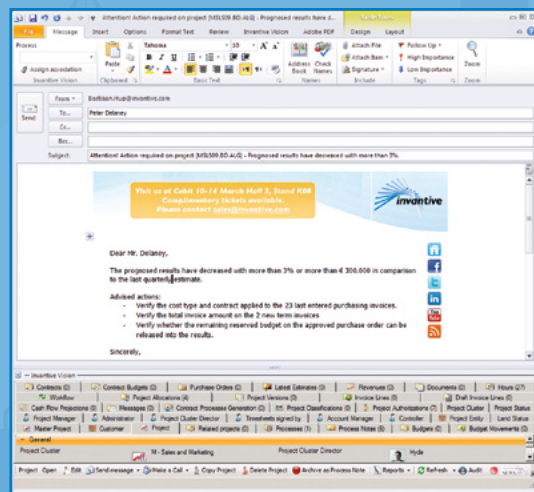
Project budgeting and valuation within Excel



Invantive Estate, used alongside Invantive Control, will make it easy for you to execute complex calculation models with historical data in Microsoft Excel. You can use the results of the calculation models within Invantive Estate for the prospecting, assigning and prioritizing of the risks. This means that you compose management measures and prognosticate the end result with ease.

Implementing a financial control framework

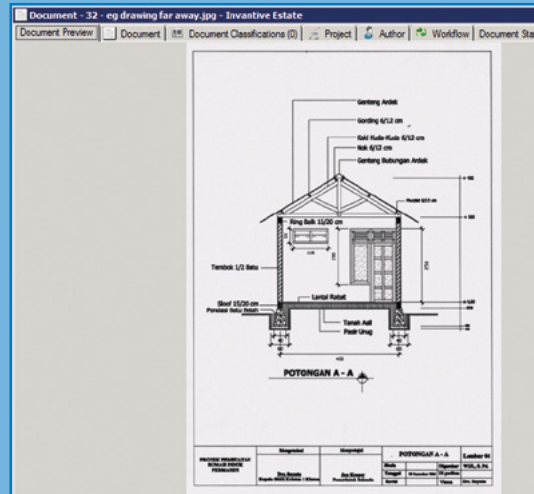
Invantive Estate allows you to develop and implement a control framework for your financial risks. The advantage of this is that the risk factors from your control framework appear with those responsible in their to-do list, including desired control measures. Invantive Estate helps you to identify risks early, which allows you to react to developments better. The result? More grip on the financial performance of your real estate projects.



Buyer's Guidance











For the successful delivery of real estate projects it is vital to have a good buyer's guidance and purchaser billing. Invantive Estate allows you to setup, manage and optimize all process of your buyer's guidance.

You can easily register and manage the purchase contract, including the selection of more and less work. With Invantive Estate you will have more time to properly guide the buyers.



Always quick access to property files

To setup the processes Invantive Estate features an online and Microsoft Outlook interface. With this, Invantive Estate allows you to manage customer data from any location, and store and secure important documents. For you this means that you can easily create personal property records, including a meter cupboard list, and manage them centrally.

001		0.0000000		 House.Merelhof 3 - Villa.	 Increased - Registered in the s
001.001	234,717.00	0.1000000	Term 1. start of ground work	 House.Merelhof 3 - Villa.	 Invoiced - Invoiced and deliver
001.002	234,717.00	0.2000000	Term 2. Ground floor:	 House.Merelhof 3 - Villa.	 Invoiced - Invoiced and deliver
001.003	234,717.00	0.1000000	Term 3. floor first floor:	 House.Merelhof 3 - Villa.	 Invoiced - Invoiced and deliver
001.004	234,717.00	0.1000000	Term 4. floor second floor:	 House.Merelhof 3 - Villa.	 Billable - Can be invoiced

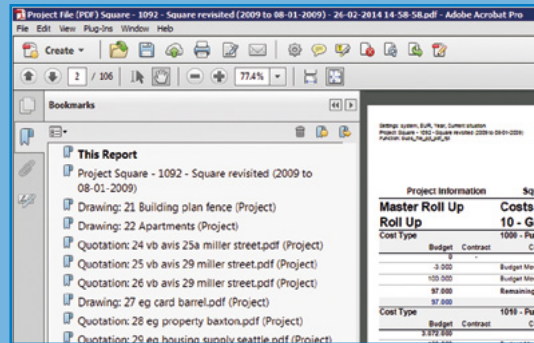
Purchaser billing more efficient than ever

The advantage of Invantive Estate is that all relevant project information will be stored securely and clearly in one single buyer's guidance system. Invantive Estate allows you to easily set up tenders and contract period schedules and to calculate construction and legal interest. For you this means that all required information on procedures and deadlines for more and less work is stored centrally. The result? More grip on the buyer's guidance and purchaser billing.

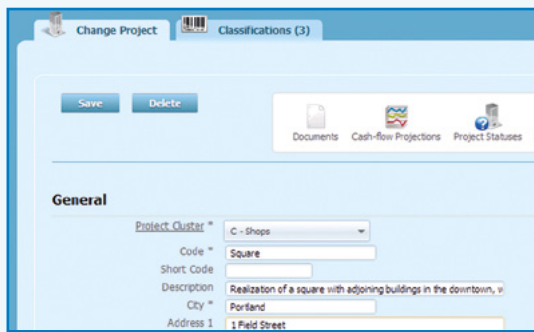
Always a complete project file

Without complete control of the project file the failure costs will accrue and the integrity of real estate developers is compromised. Invantive Estate therefore gives real estate developers more grip and control of the information flow within the project.

Invantive Estate is meant for the authorized and central management of the project file. This way the chance of there being miscommunication and incomplete project files significantly decreases.



Up-to-date file with numbers and documents

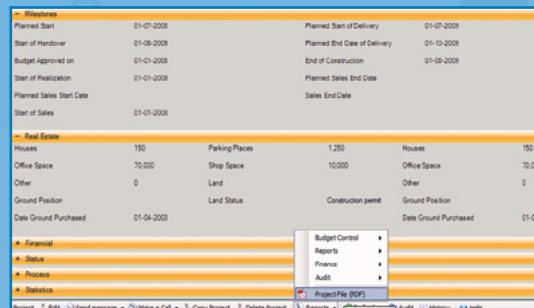


Invantive Estate will make it easy for you to edit, share and store information from the project file from every location and secure this with access rules.

For you this means that you will always have access to important documents such as financial project reports, contracts for more and less work and the most recent cashflow prognoses.

All you need on a need-to-know basis

Invantive Estate will allow you to determine beforehand which information can be seen or edited by project participants. The seamless integration with Microsoft Outlook ensures automatic status updates upon accessing or editing the project file. The advantage of this is that you will manage all project information centrally. The result is a transparent and secured information flow.



Ask for current prices and specifications if these miss as appendix

Editions Invantive Estate

Functions	Basic	Midrange	Enterprise	Global
Project management, budget, revenue and resource management	✓	✓	✓	✓
Workflow management, tasks and complaints registration	✓	✓	✓	✓
Time sheets and invoicing	✓	✓	✓	✓
DMS - Document Management System	✓	✓	✓	✓
CRM - Customer Relationship Management	✓	✓	✓	✓
Invantive for Microsoft Outlook	✓	✓	✓	✓
Invantive Online	✓	✓	✓	✓
Invantive Query Tool and Invantive Composition	✓	✓	✓	✓
Local user authentication	✓	✓	✓	✓
Link with own ledger and administrations		✓	✓	✓
Financial administration		✓	✓	✓
Prognosis end of work		✓	✓	✓
Contract Management		✓	✓	✓
Data security		✓	✓	✓
Microsoft Active Directory authentication		✓	✓	✓
Cash flow projections			✓	✓
Analysis and reporting, business logic and work flows			✓	✓
Time travel and integrated real-time data warehouse			✓	✓
Webservices			✓	✓
Maximum number of active projects	50	250	Unlimited	Unlimited
Included languages	1	1	2	All

Available in 11 languages!



Always fits within your infrastructure!



Cloud



Hosted



Rental



Buy

Partners on the backside of this brochure →

About Invantive

Invantive supplies software solutions for companies acquiring and executing projects since 1992. We deliver software solutions for real estate, finance, banking, green area management, technology and the IT industry.

Our experience in project and process management allows us to optimize complex business processes. With Invantive as a partner you will have all the expertise you need to streamline your processes, reduce labor cost and create more business value.

Contact

Invantive BV
Westeinde 23
NL-3844 DD Harderwijk

Telephone: +31 88 00 26 500
Email: info@invantive.com
Web: www.invantive.com

Trade register: 130 31 406
Bank: NL 42 RABO 01 23 4097 80
VAT: NL812602377B01
Registered office in Roermond
General director: Guido Leenders

Other software by Invantive



**Invantive
Vision**

Software for entrepreneurs



**Invantive
Control**

Control on Excel



**Invantive
Composition**

Complex documents made easy

Partners



= exact

Microsoft Partner
Silver Application Development



reeleezee®



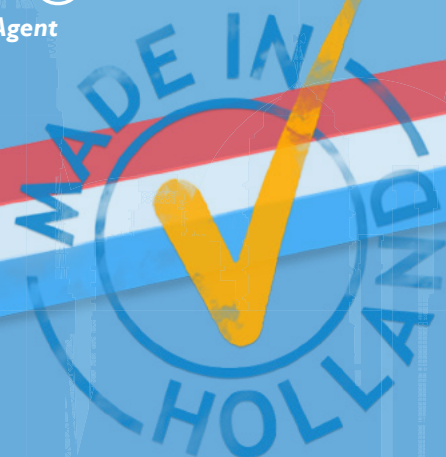
Reseller

OEM

ORIGINAL
EQUIPMENT
MANUFACTURER



Agent



www.invantive.com