



# One Complete Software Suite for Transforming Real Estate Management and Decision Making



It's time to transform your end-to-end real estate management and decision making with **ManhattanONE™**, a comprehensive cloud-based software suite for greater control and visibility of your real estate portfolio and financials.

Designed to help you align your real estate, empower teams and respond to change, ManhattanONE provides seamless access to all current modules and future system developments. With all the features available in one complete package, your organization can now more easily unlock the potential of its real estate.



# One Complete Real Estate Management Solution

Faced with system and data disconnect? Built for the cloud, ManhattanONE offers you a centralized, scalable platform for all real estate functions, data and analysis tools essential for improving business agility, optimizing portfolio performance and enhancing the employee experience in the digital workplace.

Our industry-recognized brand delivers a modern, flexible software suite to manage your real estate lifecycle - from comprehensive financial management capabilities, including accounting, lease and FASB/IASB compliance; to space, room booking, projects, maintenance and sustainability.

## Optimize all Real Estate Functions



### Analytics & Decision Support

Monitor, benchmark & model real estate data with role-based dashboards and interactive reporting



### Financials

Consolidate all real estate costs into a real estate specific sub-ledger presenting granular cost codes to better inform real estate expense & budgeting



### Transactions

Streamline the way you evaluate, acquire and dispose of your real estate



### Leasing

Accurately track and manage all aspects of your real estate and capital asset leasing with real-time alerts and task automation



### Compliance

Ensure full compliance with the FASB ASC 842 and IASB IFRS 16 reporting standards



### Projects

Plan and deliver projects efficiently to meet expectations of delivery time, cost and quality



### Space

Visualize, understand, report and act on the space needs of your organization



### Bookings

Streamline the reservation and management of your meeting rooms and workspaces



### Utilization

Capture and analyze space utilization to understand real-time usage and make better decisions about your workplace layouts



### Maintenance

Optimize the lifespan of your assets. Minimize cost of ownership and operation



### Sustainability

Track, calculate and measure green data to improve your company's energy management



### Workplace Tools

Empower employees with self-service tools to book workspaces, navigate floors, locate services, and report maintenance issues



## Real Estate Leaders

ManhattanONE enables Real Estate leaders to centralize real estate and financial data for key metric analyses – giving them the insights to improve strategic planning, balance supply and demand of space, and make more informed decisions regarding their portfolio.



## Space & Facility Managers

ManhattanONE enables Space and Facility Managers to improve their understanding of space usage and streamline the maintenance of their buildings - helping them to maximize facility performance and deliver better occupant experiences.



## Employees

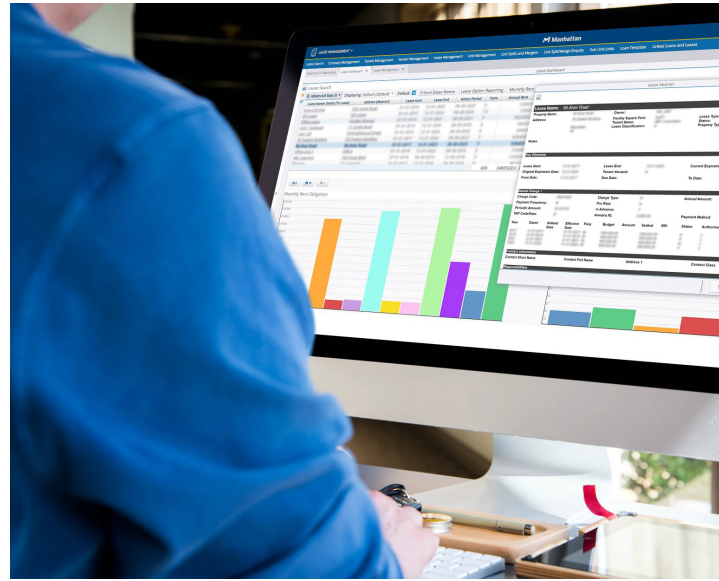
ManhattanONE enables fixed desk and agile employees to book workspaces, locate colleagues and services, and report maintenance issues with intuitive self-service workplace tools - helping to increase productivity and engagement in the modern, digital workplace.

## Optimize Lease Management and Financial Accounting

ManhattanONE is a leader for lease and financial management — from lease workflows and renewals to ongoing audit and FASB ASC 842 and IASB IFRS 16 compliance reporting.

ManhattanONE features full lease management capabilities, with international tax calculation abilities, multi-currency functionality with single currency rollup calculations, and multiple sub-ledger recording.

Comprehensive accounts payable and receivable functionality, including a vendor register, payable and receivables rent, service charge accounting, service charge or expense apportionment and recovery reconciliation, rent demands, statements and expense or income reporting ensures you have a detailed view into your real estate spend.



## Tighter Control over Project Planning and Capital Expenditure

Project management plays a key role in the real estate management lifecycle. Organizations require comprehensive project management capabilities that can streamline processes, help boost operational efficiency, and give them much tighter control over capital project planning and expenditure (CAPEX).

ManhattanONE provides deep financial functionality for all phases of project management: from initiation, design, procurement, execution, to commissioning and closeout. Fully integrated with the system's workflow, financials, space, and maintenance capabilities, ManhattanONE can capture, process, analyze and report all of the key metrics that will help you decide which projects should be given funding priority.



## Drive Space and Real Estate Efficiency

Ever changing working styles and requirements, and an increasingly mobile workforce, has created a whole new set of challenges for those who are responsible for managing and maintaining the workplace.

With ManhattanONE, workplace and real estate management teams can now achieve increased holistic visibility and control to facilitate the transition in workplace style.

ManhattanONE makes it easier for organizations to harmonize their real estate practices. Teams can understand the space needs of their organization, capture real-time data with sensors and IoT devices, make better decisions about workplace layouts, quickly budget project costs, model move scenarios, and execute changes via work order management ... all in one, complete cloud-based software suite.



# ManhattanONE in the Cloud

Trimble Real Estate has over 20 years' of cloud computing experience. SOC 1 & ISO 27001 certified and powered by Amazon Web Services, our cloud platform is a highly available, continuously monitored model of software deployment and delivery that is the preferred solution for most customers due to guaranteed uptime, lower costs, shorter deployment cycles and seamless upgrades.

Whatever your business hours, Trimble's CloudOps team provides proactive, round-the-clock monitoring and management to ensure your systems are never compromised. Disaster Recovery (DR) takes just a few minutes – with no loss of data – because DR is built in from the start.

## ManhattanONE Benefits



### End-to-End Solution

Connect and harmonize your real estate functions with easy access to all features in one complete cloud-based software suite



### Single Source of Truth

Centralize disparate real estate and financial data into one single source of the truth for trusted insight into the performance of your portfolio



### Decision Support

Role-based dashboards, full control of KPIs and real-time reporting deliver 360 degree insight for evidence-based decision support



### Tighter Control

Improve control of your portfolio through active monitoring, proactive system alerts, robust approval controls, and powerful workflows



### Reduce Costs

Analyze and reduce costs by being able to access financial data, baseline your portfolio, and plan cost reducing programs



### Enhance Experience

Meet the self-service demands of the modern flexible workplace. Easily book rooms, navigate floors, locate services, and report issues



### Empower Teams

Increase effectiveness and collaboration through efficient system use, best practices and improved processes



### Open Architecture

Seamlessly integrate third-party software (ERP, BMS, Trimble Connect) and IoT technology to meet your unique needs



### Global Management

Manage global real estate occupancy and ownership with multi-currency, multi-language and multi-accounting capabilities

## Next Steps

To book a demo, contact us via our website [realestate.trimble.com](https://realestate.trimble.com) or send an email to [realestate\\_info@trimble.com](mailto:realestate_info@trimble.com)