



NAIRED

COMMERCIAL
REAL ESTATE

MANAGEMENT SERVICES

Your team
on the ground, taking
care of business



CAREFUL MANAGEMENT AND CLEAR COMMUNICATION

NAI RED specializes in helping to simplify property ownership.

We provide the accountability to help Landlords and their client Tenants achieve their goals. We have clear and constant access to our seasoned property managers to ensure all questions are answered, all maintenance is addressed, and obligations are left neglected because of misunderstandings in a lease agreement.

We maintain open communication and coordination among owners, tenants, and vendors, considering everyone's needs and perspectives. Then, we diligently work to find the best solutions.



Our Services:



FACILITIES MANAGEMENT

Ensuring that a property's infrastructure and systems are running at their best. Achieving this requires a range of elements working in harmony. Our hands-on facility managers collaborate with hundreds of trusted vendors, creating an integrated team with a single objective: maintaining a smoothly functioning property. With the support of our NAI Global partners, we can efficiently manage facilities across multiple markets.



PROPERTY MANAGEMENT

Providing the on-the-ground, day-to-day presence. Each property is managed by a property manager that ensures smooth operations, accurate financial management, and clear communication with the owner. From property maintenance and lease administration to budgeting, rent collection, and bill payment, we cover every detail and account for every dollar.



LEASE ADMINISTRATION

Understanding and managing lease documents is crucial for establishing a clear landlord-tenant relationship. Our lease administration specialists conduct a comprehensive analysis of each lease to ensure that it clearly defines the rights and obligations of both parties. We meticulously review every detail, identifying and addressing any ambiguous language or terms.



BUDGETS AND PLANNING

Leveraging our extensive expertise and real-time engagement with all aspects of property management and leasing, we create precise, detailed budgets that are crucial for both landlords and tenants.

Continued:



ACCOUNTING SERVICES

Providing a clear and reliable picture of a property's financial situation, and minimizing uncertainty. Accurate financial reporting is crucial for understanding a property's historical, current, and future financial status.



CONSTRUCTION MANAGEMENT

Overseeing every aspect of a construction project. Initially, we assemble a skilled project team through a thorough RFQ and RFP process. We then lead the planning, engineering, and design phases while managing contractors, licenses, and permits. We establish and monitor schedules, track and analyze the project budget with a detailed cost accounting system, and conduct regular inspections. Throughout the project, we provide detailed progress reports to keep all stakeholders informed.



OPERATING COST RECOVERY

Determining and recovering operating expenses from tenants not only impacts the landlord's bottom line but can also strain the landlord-tenant relationship. Given the complexity of modern property operations and leases, this task is challenging. Our skilled team of bookkeepers, property managers, and lease administrators has the expertise to interpret lease terms, analyze operating statements, perform the necessary calculations, and effectively communicate the results.



Work with us

A different kind of commercial real estate experience

We provide world-class expertise and genuinely personalized service in commercial real estate. With extensive experience, skills, and resources, we manage every facet of the industry.

NAI Red has grown and succeeded by excelling in advisory, brokerage, and management roles. Our hands-on experience and collaborative approach set us apart. While we consistently achieve our clients' goals, the manner in which we do so is equally important. Our business is built on authentic relationships rather than mere transactions. We work closely with our clients as true partners, understanding that our success is ultimately defined by theirs.

We are also a member of the largest and most influential global network of owner-operated commercial real estate firms. Our affiliation with NAI Global connects us to over 375 locally owned offices worldwide, providing access to a vast network of real estate professionals with deep market knowledge across the country and internationally.

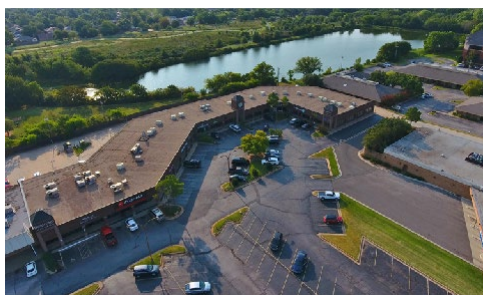
James Potts
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Altus Plaza
1116 N. Main Street-ALTUS
121,124 SF



Boulevard Village
3406 S. Boulevard-Edmond
36,111 SF



Village Park South
10407 N. May Avenue-OKC
22,573 SF



Oakleaf Plaza
2601 S. Douglas Boulevard-
MIDWEST CITY
10,000 SF



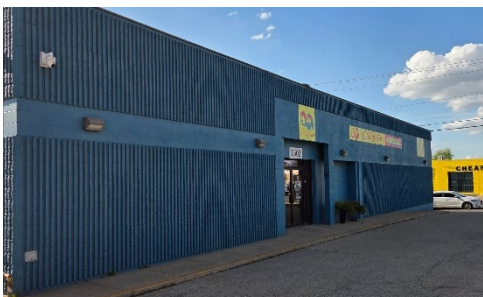
Redbud Corners-1
2311-2315 W. Kenosha Street-
BROKEN ARROW
22,640 SF



59th Street Warehouses
3200-3208 S.W. 59th Street-OKC
22,640 SF



Medical Arts Building
6520 E. Reno-MIDWEST CITY
6,589 SF



1502 S. Harvard-TULSA
6,965 SF