



ACCOUNTING

STRENGTHEN YOUR FINANCIAL FOUNDATION

Local Expertise. Clear Reporting. Confident Decisions.

At LCR Property Management, our local accounting team delivers accurate, timely financials tailored to each client. From custom reports to full-service bookkeeping, we ensure your property's finances are clear, compliant, and well-managed.

Clear, Customized, and Local

✓ **WE PROVIDE MORE THAN REPORTS – WE DELIVER FINANCIAL CLARITY AND CONFIDENCE.**

Our accounting services are built to flex with your ownership structure. Our team customizes reporting to your specific requirements and delivers consistent, real-time insight. We manage accounts payable and receivable, perform detailed CAM reconciliations, and ensure you always have a transparent view of your property's financial standing.

✓ **WE TAKE A STRATEGIC APPROACH TO PROTECT & GROW YOUR INVESTMENT.**

Beyond monthly statements, we support your financial planning through detailed budget preparation, proactive cash management, and transparent tracking of property-level financial performance.

By combining strategic insight with attentive asset management, we build lasting value and trusted partnerships. Our goal is to maximize long-term performance by aligning every decision with your investment objectives.



Visit Our Website
www.LCRPropMgmt.com



Call Us
(717) 731.5440



Our Location
425 N 21st Street, Suite 302
Camp Hill, PA 17011

At LCR, we offer tailored accounting services for property management, ensuring accurate and actionable financial data. Our transparent reports provide key performance metrics for a comprehensive view of financial health. Utilizing cash and accrual accounting methods allows for flexibility and precision in decision-making. We are committed to excellence in managing your investments for future success.

REPORTING

- Custom reports to meet owner preferences
- Cash or accrual accounting options
- Monthly financials with variance analysis

MANAGEMENT

- Full-service A/P & A/R processing
- Annual budget planning & forecasting
- Transparent & timely CAM expense allocation and recovery

OVERSIGHT

- Tenant lease abstraction
- Cash Flow & Rent analysis
- Insurance Coordination & Risk management

Proactive accounting that powers property performance.

Laying the Groundwork for Long-Term Success



We take a proactive and strategic approach to portfolio transitions—aligning with ownership's objectives while preparing each property for long-term value, tenant retention, and leasing success. Our strategy includes:

READINESS

- Document gathering
- Emergency procedure review
- Insurance and safety checks

ALIGNMENT

- Comprehensive property audit
- Staffing assessment and cross-training
- Vendor assignment and onboarding

STABILITY

- Rent verification
- Budget development
- Financial reporting structure



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