



OUR MISSION

is to ensure that every property owner has a competent and honest professional to manage their most valuable asset.

Our **VISION**

When All County® Property Management was founded over twenty years ago, the shared common vision was to bring the highest level of professionalism and expertise to the property management business.

All County® is proud to say that as of today, we have made great strides towards that vision and now manage thousands of properties across the United States.

Since one-third of housing in the United States is renter-occupied, demand for our property management services is significant. In order to serve other markets, All County® decided to franchise the concept so that other like-minded individuals could share in our journey. As you meet members of the All County® family, you'll notice this common commitment amongst our franchisees and employees.

If you have an interest in joining the best residential property management company in the United States and the world, All County® wants to talk to you.

*ONE-THIRD of housing in the
United States is renter-occupied*

Offering this Vital Key for

*existing owners...
future owners...
entrepreneurs...*

Property management is the rental side of the real estate industry; we lease and manage long-term residential housing, from single-family homes to small apartment buildings. Entrepreneurs are often surprised to discover the profit potential of our market and the flexible lifestyle that this career affords.

The potential for property managers is great:

- Housing is a basic need.
- 1/3 of all U.S. housing is renter-occupied.
- There are 34 million rental locations in the U.S.

Other factors distinguish our unique industry:

- The rental market grows in any economic climate.
- Property managers profit each month with recurring revenue streams.
- Property managers are always in demand.
- Competition is low as this is an overlooked industry.



An Unmatched **OPPORTUNITY**

All County® franchisees provide personalized service to give property owners peace of mind. Years of experience, in-depth knowledge of the marketplace and industry-leading processes make All County® the name to know for property management solutions. Our franchisees adhere to the highest professional and ethical standards and are the best-educated in the industry.

We offer client-focused services, including tenant screening and placement, lease negotiation, maintenance supervision, and lease renewal.

Franchisees are rewarded with ongoing revenue based on these services and more; however, the primary revenue will come from a percentage of each monthly rent. Tenants will come and go, but your management contracts will be with you for many years, providing you with great financial rewards.



All County® **BENEFITS**

With two decades of experience and a proven track record in the industry, All County® gives you the knowledge and support to achieve your financial and personal goals. You'll enjoy a rewarding role in managing and protecting your clients' most valuable asset.

Invest in an All County® franchise and you'll own a business in which:

- No previous experience is needed.
- Your business will be quick to launch.
- Your hard work and services are important and appreciated.
- You enjoy more time with family and friends.
- Long-term contracts pay you time and time again.
- There are no retail hours or extensive staff.
- Start-up costs are minimal and overhead is low.



We could not have selected a better company to help us start our new property management business. We are very optimistic about our new business, thanks to the help and ongoing support of All County®.

Michael & Bud Costello

All County® Premier Property Management

What All County[®] Will Do For **YOU**

An All County[®] franchise doesn't require a large amount of startup cash, expensive equipment, a costly build-out or inventory.

You'll be established and operating within sixty days.

You'll get everything you need, right from the start.

Proven Support Tools

PROVEN BUSINESS MODEL

Differentiate yourself by being an All County[®] franchise.

SUPERIOR TRAINING & ONGOING SUPPORT

We're committed to ensuring your success.

COMPREHENSIVE OPERATIONS MANUALS

Reference tools to guide you every step of the way.

ONSITE OPENING ASSISTANCE

Two days of personalized service to launch your business.

ONGOING SUPPORT & EXTENDED TRAINING

Our support never ends.

A PROTECTED TERRITORY

Geographically designed to promote profitability.

STATE-OF-THE-ART WEBSITE & LISTING INTEGRATION PACKAGE

Invaluable tools to market your business.

WEB-BASED SOFTWARE & BUSINESS SYSTEM

Manage every aspect of your business in one easy place.

STRATEGIC SALES & MARKETING SUPPORT

Multi-faceted lead generation.



More Successful Franchisees



The support and encouragement that we have received from the All County® Management Team have more than met my expectations. Property Management is a fast-paced business in which no two days are the same. This is a great place to be at this stage of my career.

*George & Diane Johnson
All County® Cumberland Property Management*



With their comprehensive resources, support and management experience, All County® has been instrumental in helping us make our business dreams a reality.

*Lori & David Theurer
All County® Property Management North Metro*



The team at All County® is not only knowledgeable, but they are always accessible, responsive and they truly partner with us to ensure our success!

*Socrate & Cassandra Exantus
All County® Property Management of Central Florida*

Getting **STARTED**



The All County® Discovery Process is an opportunity for you to learn more about our franchise system.

REACH OUT AND GET INFORMED

The first step is to gather information about us and our industry. Browse our website, talk to our Franchise Consultant and attend our webinar. Tell us your objectives for business ownership, your timeline, investment range and direction for the future. We'll share our vision, our own objectives and reasons that we believe All County® is a unique opportunity. Together we'll determine if we're a good fit.

FRANCHISE APPLICATION

Your completion of our Franchise Application form tells us you are serious about the All County® franchise system and would like more information. After review of your application we will provide you with the Franchise Disclosure Document (FDD).

REVIEW THE FDD

The Franchise Disclosure Document (FDD) provides in-depth information about our company and franchise system. It also outlines the obligations of all parties and should be read thoroughly.

MEET THE TEAM DAY

Meet the Team Days are held at our corporate headquarters in Saint Petersburg, Florida; here you will have the opportunity to see our business first-hand. At this meeting you'll get a deeper understanding of the All County® business model and our commitment to success. There is no obligation or commitment required by attending a Meet the Team Day.

YOUR DECISION

This is the time for final decision making. A Franchise Agreement will be prepared for your signature.

CONGRATULATIONS!

It's time to build the personal and financial future you've been looking for. We're glad you're part of the All County® family.

Get Started Today!

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