

Only 120 days until winter Are you ready?

As a Property Manager, your goal is to:

- Decrease expenses - utilities, repairs, etcetera
- Avoid tenant turnover.
- Raise prestige and value of your building.

What are the Top 4 Winter Maintenance things that Catch Property Managers off Guard:

1) Snow Removal and D-Icing.

From snow blowing and shoveling walkways to snow-plowing parking lots and driveways, we can help you prepare for the white stuff, so your downtime is limited and workplace access is quickly restored. Once the snow is shoveled, keeping walkways, paths and stairs slip-free is critical to everyone's safety and ease of access. We not only salt and or sand where necessary, we also use liquid brine as part of our winter maintenance strategy to ensure successful results.



2) Clean the Gutters.

Whether your gutters have become roofline planters or have simply accumulated a season's worth of fallen leaves, get them cleaned out before winter rain and snow arrive. The first thing that gets noticed in a heavy rainfall or winter storm is gutters not working as they should. At Invictus our Gutter Cleaners will scoop and clean out leaves and debris, flush the gutters and downspouts with strong stream of water. They will make sure the gutters fit snugly against the housing and will note any cracks or damage that should be repaired. Climbing ladders to manage gutter cleaning can be difficult, dangerous and time consuming, let us handle this for you.



3) Spring Clean-up Starts in December.

Surprising yes, but spring clean-up does start in December. From pruning dormant trees to trimming trees and hedges as the growing season is over, we also will apply disease and pest control applications to all needed trees on site. Let Invictus do your spring clean-up for you.



4) Wash the windows.

Yes, it's a tedious job, but washing the windows inside and out twice a year--spring and fall--rewards you and your tenants with sparkling views, unobstructed light, and the opportunity to check for cracks and damaged caulking. Invictus can offer a few methods of window cleaning, hand polish or squeegee method or tucker-pole (water-fed pole). Each method is great; one will be slightly higher in cost then the other, but equally as effective. When it comes to window cleaning, our attention to detail shines through.



Enjoy the sun today, but get ready for winter tomorrow!

Call Invictus Building Maintenance today to book an appointment so you're not caught off guard this winter.

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