

# Your Partner on Property: *Cleaning, Maintenance & Peace of Mind*

Property managers, owners and condo boards don't have time to chase vendors or wonder if work was completed. ABS exists to make building care effortless—so you can focus on tenants, leasing and operations.



## Your Eyes & Ears

ABS team members serve as the **eyes and ears** of every building we clean and maintain.

At the start of each shift, we walk the property top to bottom, documenting anything that needs attention, from burned-out lights to broken windows to early signs of bigger issues.

**We don't just clean and leave: We notice, communicate and solve.**

## Built for Property Managers

Our founders spent over 20 years managing properties. We understand the reality: overloaded schedules, constant complaints, and too many vendors to coordinate.

ABS helps break the reactive cycle with proactive support and dependable execution.

## What You Can Expect

- Consistent, professional staff with uniforms and ID badges
- Detailed reporting and photo confirmation
- Responsive communication—24/7 when needed
- Proactive walkthroughs that prevent costly surprises
- Feedback loop, so you know what you asked for is done

***Schedule a Walkthrough & Building Assessment Today***

## Now Even More Capable: ABS + SB Maintenance

With ABS's acquisition of SB Maintenance, clients now have access to expanded capacity and additional services: **more coverage, more solutions, and more value.**

### Services

#### Janitorial + Building Care

- Condo and apartment common areas
- Nightly office cleaning
- Deep cleaning and quarterly floor programs



#### Specialty & Add-On Services

- Professional carpet cleaning: full-scale, not spot-only
- Hard surface floor care: buffing, waxing and restoration
- Snow removal and salting
- Power washing
- Painting
- Post-construction cleaning
- Event setup and breakdown support

## A Higher Standard of Partnership

Most vendors wait for work orders. ABS identifies opportunities through skilled walkthroughs—often generating solutions before problems escalate. Property managers tell us the bar is low in this industry. We raise it with:

- Eyes and ears vigilance
- Problem-solving mindset
- Clear documentation
- Trust built through consistency

## Let's Take One More Thing Off Your Plate

Whether you manage one building or an entire portfolio, ABS helps ensure every property is **clean, cared for, and running smoothly.**

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