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# EXPERIENCE SUPERIOR MULTIFAMILY MANAGEMENT

**You Invest**  
*we manage the rest*

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# WHY AUBEN?



## RESIDENTIAL RENTAL EXPERTS SINCE 2009

**Auben** is a leading real estate investment firm that provides comprehensive, institutional-grade services at the local level. Our focus is on single-family residential (SFR), multi-family properties (MF), and build-for-rent (BFR) communities. We excel in utilizing local expertise and talent for top-tier property management, project management, and investment property sales in expanding markets. Our integrated, hands-on approach to operations ensures proactive property management, while our asset management team's valuable insights distinguish us in the industry.



**2 Billion**  
Gross Sales Volume



**Over 30,000**  
Properties Renovated  
/Developed



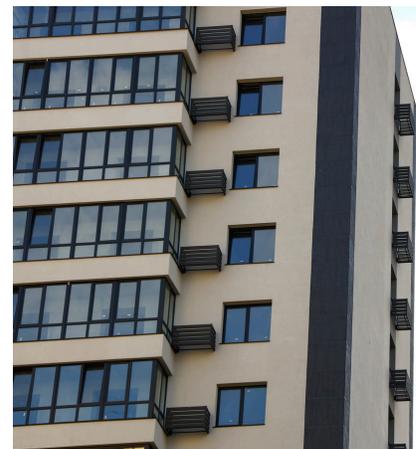
**20,000+**  
Homes Leased

# MAXIMIZE THE VALUE OF YOUR INVESTMENT WITH AUBEN



Unlock the full potential of your multifamily investments by partnering with Auben for tailored, comprehensive property management solutions for your Multifamily communities. Our aim is to ensure each community operates at its best, for both residents and investors, providing a stress-free, professional management experience that enhances the value of your multifamily property!

- ✔ **Attention to Detail:** We meticulously manage every aspect of your property, ensuring resident satisfaction and top-notch maintenance. -
- ✔ **Knowledge of Regulations:** Our rigorous adherence to rules and regulations protects your investment and mitigates liability risks for both residents and staff.
- ✔ **Experiential Customer Service:** Our dedicated team is committed to providing outstanding service, fostering a positive reputation and strong relationships with tenants.
- ✔ **Local Market Mastery:** With an in-depth understanding of your local market, we keep your property competitive and appealing to attract quality tenants.
- ✔ **Tailored Solutions:** We understand that each community is different. Our flexible, asset-based approach ensures that operational strategies and pricing are customized to fit the specific needs of each community, because one size does not fit all.



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# EXPERTLY TAILORED MARKETING STRATEGIES



At Auben, we know that effective multifamily marketing is key to protecting your asset and driving performance. Whether you're launching a new community or stepping in to stabilize an underperforming one, our team builds custom, market-specific strategies that go beyond cookie-cutter tactics. From brand development to targeted digital campaigns, we help you attract the right residents and maximize long-term value — whether you're in Lease-Up or Takeover mode.

## Smarter Lease-Up Starts with Strategy, Not Spend

Auben delivers smarter lease-up marketing by tailoring campaigns to your audience — not relying on one-size-fits-all tactics. We use a nimble, performance-based approach to fill your leasing funnel efficiently, adjust in real time, and save you money — even if construction delays occur.

## We Don't Just Step In — We Step Up.

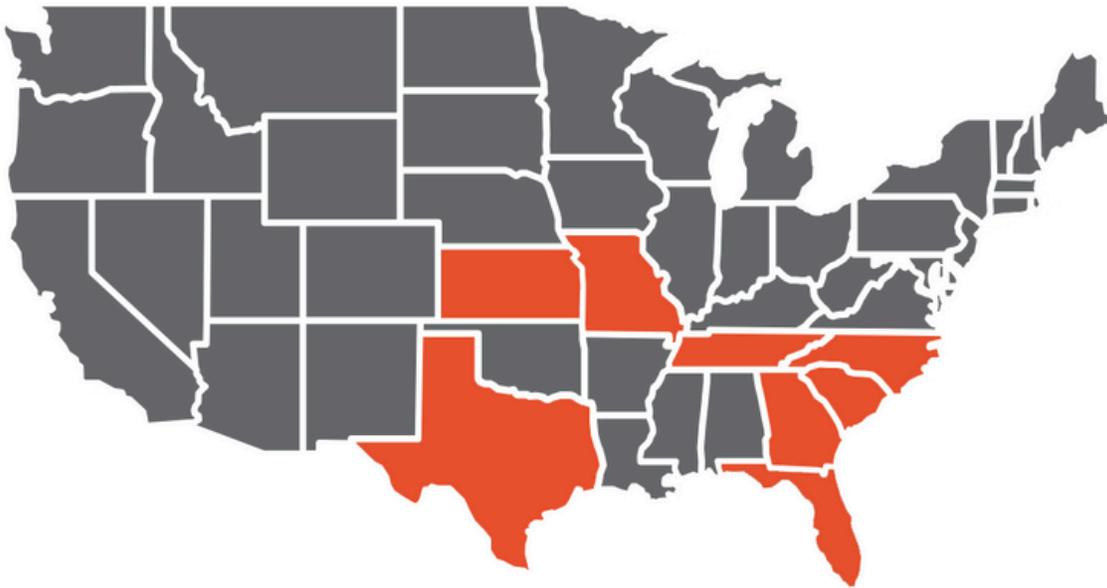
Auben specializes in smart takeovers that protect your asset and enhance performance. Whether stepping in after lease-up or taking over from another management firm, we dig into the data to understand what's working — and what's not. Our marketing team recalibrates strategy based on real performance metrics, while our seamless digital handoff ensures no disruption for residents or owners. The result: a smoother transition, stronger retention, and better ROI.

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# WHERE WE OPERATE



Our corporate hub started in Augusta, GA. We have now expanded to nine total markets across the Southeastern US and two in the Midwest. We are proud to serve a diverse range of locations including Atlanta, GA; Augusta, GA; Charleston, SC; Charlotte, NC; Chattanooga, TN; Columbia, SC; Dallas/Fort Worth Metro, TX; Greenville, SC; Jacksonville, FL and Kansas City, MO.



## TARGETED EXPANSION

### **Southeast:**

- Alabama
- Arkansas
- Kentucky

### **Mountain West:**

- Arizona
- Colorado
- New Mexico

### **Midwest:**

- Nebraska
- Missouri
- Ohio
- Michigan
- Wisconsin
- Iowa
- Indiana



# OUR MISSION

## To Positively Impact People, Property & Places

At Auben, we are laying a strong groundwork to ensure our organization remains relevant in the next 50 years. We aim to establish strategic partnerships that drive sustainable growth, shared success, and stronger communities.

Looking ahead, our vision is unwavering: to embody reliability, innovation, and community engagement. We are enthusiastic about the path in front of us and committed to creating a positive impact in the lives of all we encounter. Together, we can forge a brighter, more sustainable future for all.

# THANK YOU!

If you have any inquiries or require additional support, don't hesitate to contact me today for a **complimentary multifamily analysis**. Let's identify your specific needs and guide you toward successful multifamily investments. We eagerly anticipate the opportunity to work together!

**Contact Me:**  
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