



## INTERNATIONAL PROPERTY MANAGEMENT

**IPM** is a company that has been providing integrated facility management services to its clients since 2008. Comprehensive, professional and optimally organized technical maintenance of facilities and installed equipment, as well as maintaining hygiene, surrounding areas and greenery, allows our clients to fully focus on their core business and maximize their performance.

**IPM** is a company led by a team of experienced experts with over 200 employees dedicated to maintaining your property in accordance with all relevant regulations and the best practices from a rich practical background.

**IPM** provides these services according to an established schedule, processing its activities and all details through specialized software. This ensures full transparency for our clients regarding the executed activities, findings, maintenance status, and suggestions for potential improvements, overhauls, or replacements. IPM provides all this information to its clients on a monthly basis in the form of a standardized report. We analyze these reports together with representatives, suggesting priorities and assisting in finding the best solutions.

With this operating methodology, our clients receive complete, transparent, and up-to-date information about the status and condition of their assets, actively managing the maintenance process as well as the planning of future investments. In this way, the maintenance of your facility and investing in it become a predictable process which is easily managed.

More detailed information about us, the services we provide, as well as our references, can be found on our website [www.ipm.rs](http://www.ipm.rs).

Below, we list some of the systems we maintain and services we offer:

### TECHNICAL MAINTENANCE

**WATER PURIFICATION SYSTEMS:** water softener, water purifier, light fluid separators, etc.

**FP SYSTEMS:** FP control panel with detectors, FP doors and windows, FP extinguishers, FP hydrant network, grounding systems and lightning protection installations, lighting and panic lighting management, FP lamps, cleaning greasy ventilation hoods and ducts in the kitchen, grease interceptor for vegetable and animal origin fat, chimney cleaning, wet sprinkler system (sprinkler installation), wet sprinkler system (FP station), etc.



**ELECTRIC POWER APPLIANCE AND EQUIPMENT:** regular tour and control of electrical installations, testing of indoor electrical installations with a report (legally prescribed schedule and format), substation, diesel power generator, CCTV system, system of digital clocks, communication system, roof heaters, solar power panels, solar power chargers, exterior facade venetian blinds, low voltage installations, etc.

**MECHANICAL APPLIANCE AND EQUIPMENT:** passenger and freight elevators, pipeline pressure maintenance systems, air handling unit (AHU), air handling unit (AHU) with humidifier, hot water heaters, converters, refrigerated cabinets, wall fans, roof fans, SE fans, gas boilers, A/C split systems, A/C air conditioning inverter compressor, indoor A/C air conditioning unit, heat recuperators, indoor and outdoor units of inverter air conditioner, indoor cassette air conditioning unit, pumping stations, pumping plants (hydrant pumps), pumping plants (sanitary water pumps), air curtains, entrance gate and ramp systems, industrial doors and storage ramps, circulation pumps, kitchen appliances and equipment, systems for irrigating green areas, vehicle scales, indoor gas installations, heat exchange stations of the Belgrade Power Plants Public Utility Company, radiators, water and sewage installations, sanitary water tanks, pipe network, circulation pumps, underground water separation tank systems, etc.

#### **PREDICTIVE TECHNICAL MAINTENANCE:**

As part of our comprehensive approach to technical maintenance, we would like to highlight the importance of our practice of predictive maintenance. In addition to regular routine maintenance activities, our company applies advanced analytical techniques to identify potential problems at an early stage. Through monthly reporting, we provide our Clients with valuable data on the state of the equipment, highlighting identified problems and providing information on the potential value of solving them. Our goal is for the Clients to be informed in time and prepared to solve the deficiencies, enabling them to operate their core business without interruption.

## **HYGIENE MAINTENANCE**

- Maintenance and cleaning of premises in and around the facility
- Maintenance and cleaning of exterior walls and glass surfaces
- Washing the glass facade
- Supply of paper goods
- Disinfection, pest control and rodent control
- Removal, sorting of residential waste from the facility
- Waste recycling
- Cleaning snow from and around the facility, manually and mechanically - winter service
- Mowing and landscaping of lawns and green areas
- Raking leaves and inorganic waste with loading and hauling
- Supplementation with artificial fertilizer

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Lawn verticutting  
Lawn treatment with selective herbicide  
Replacing the contaminated surface layer of soil around the seedlings  
Aesthetic design of the tree crown  
Watering system maintenance  
Lawn Carpet Laying  
Mechanical cleaning and chemical degreasing of kitchen ventilation systems  
Washing work clothes  
Machine washing and polishing of hard floor surfaces  
Washing upholstered furniture fabric and deep rinsing

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### OUR GREATEST ADVANTAGE IS OUR EMPLOYEES!

**Personalized approach:** The focus on quality personnel allows us to hire highly qualified experts, who are able to provide superior services and solutions.

**Expertise and engagement:** Through careful selection of employees and continuous investment in their development, we ensure that each team member contributes to a high level of expertise and engagement.

**Efficiency and agility:** Through a high level of expertise and engagement, our team can quickly adapt strategies and processes to respond to the changing demands of Clients.

**Personal relationship:** Through careful management of interpersonal relationships and dedication, we create trust and long-term loyalty.

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**We are your partner on a safe path to improving your business!**



We are proud of a large number of satisfied clients who attest to our quality, professionalism and dedication. We successfully cooperate with renowned companies, foreign representative offices, and embassies.

**We invite you to become one of our satisfied clients!**

