In4Suite®

Product Overview

An ERP software built for Real Estate & Construction industry

In4Velocity®
Accelerate Your Information

An ERP software built for Real Estate & Construction industry

In4Suite® gives you complete visibility of your business information and helps streamline processes, improve efficiencies, manage complexities and increase revenue.

Embrace the only real estate ERP with Qlik's advanced real-time Business Intelligence solution.

Harness upon deep actionable insights to identify areas of improvement, and fix them with our tool.

We have got you covered with the third party integrations you need. Connect In4Suite® data with the popular tools that you might be using every day like Tally, Qlik, QuickBooks, SAP FICO, Salesforce, CTI and Oracle Financials.

Manage all your core business processes in one place to foster collaboration and improve operational efficiency in Single Solution.

Simplest Way To Manage Your Real Estate Business.

| Land	Legal	Liaison	Projects	Engineering	Purchase	Facilities	Rentals
Leads	Sales	Finance	Expenses	Assets	HR	Files	Travel

Home Module

- SMS & Email (Outlook / Gmail) Integration.

- Whatsapp Integration.

- Dynamic Work flow Management (Incl. Value Based Work flows)

- Alerts Management.

- Staffing.

- Mini Dashboards.

- Task Management.

- Get away with tedious and repetitive task to create business documents with our "Dynamic Template Creation".

- Inbuilt Calling and Messaging feature.
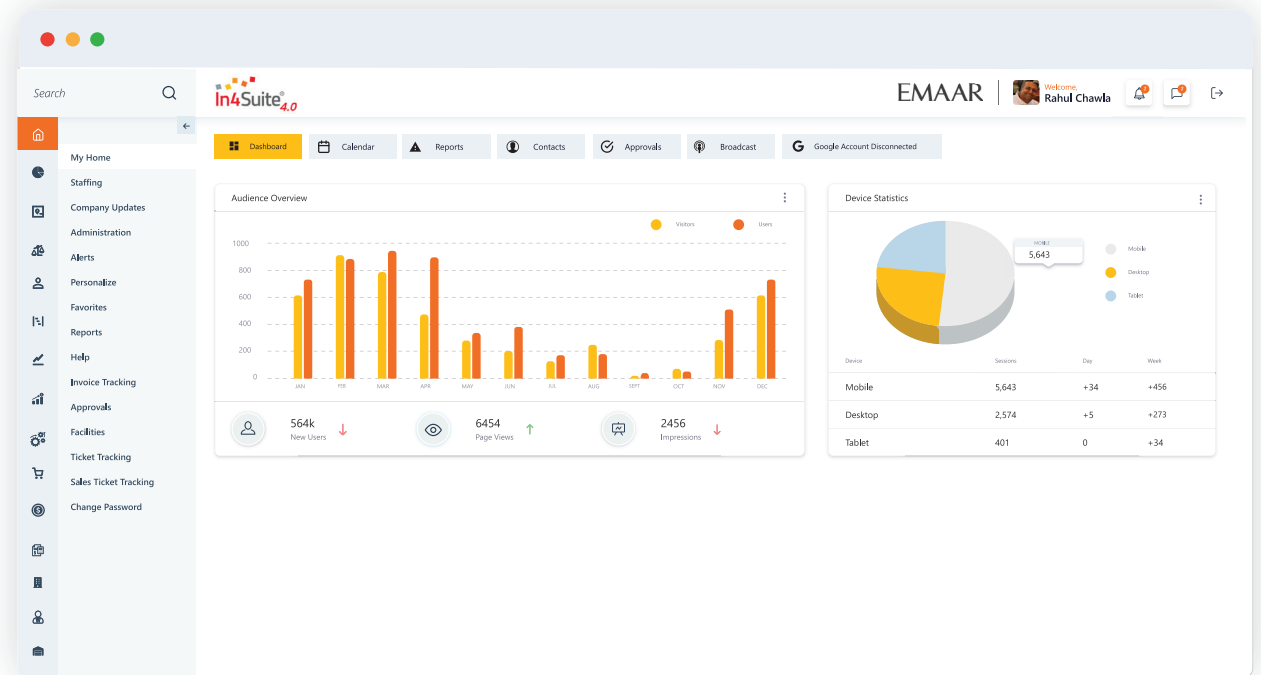
Business Intelligence

Dashboard & Analytics

- Detailed analytics available for each module and department. Can build Dashboards customized to the client's environment and requirements on the fly.

- Drill downs, slider widgets, selectable and dynamic graphs.

- Business Intelligence and Decision support tool.

- Built specifically for the Real Estate Industry with world class tool.

Some Dashboards include:

- **Sales Module:** Sales Stock Analysis, KPI, KRAs, Receivables by Aging, Sales Analysis, Customer Profile, Financing Analysis.

- **Engg Module:** KPI, KRAs, Budget vs. Actual, Spending Patterns, Advance Analysis, Material Escalation Analysis, AP, Project Costing.

- **Purchase Module:** KPI, KRAs, Budget vs. Actual, Spending Patterns, Indent, PO Analysis, GRN, Supplier Performance, AP.

- **Finance Module:** Fund Flow, Cash in/out flow Analysis, Outstanding- payable, receivable, Future Cash Flow, IRR.
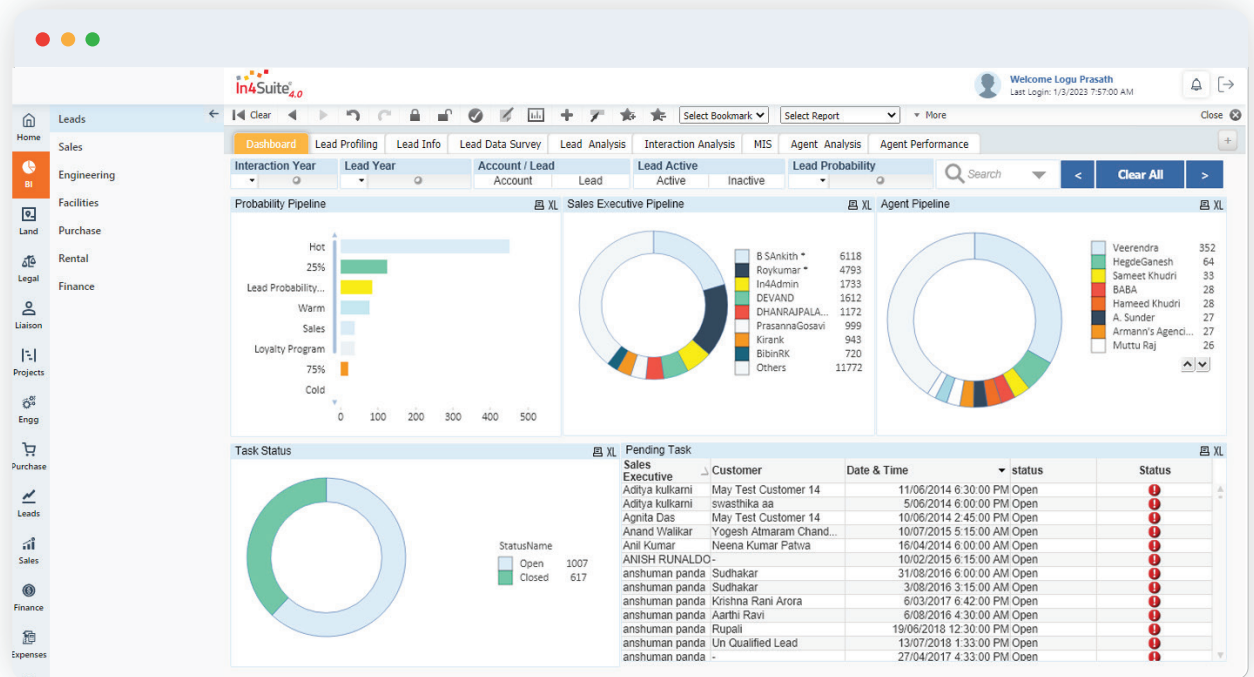
Land Module

Business Development: Land Banking

The Business development module essentially captures the starting point of the core development process.

- Land Banking and Land details management.

- Details of Land purchased, or to be purchased with workflows and plan.

- Includes detail land survey map achieving, storage of DWGs. Etc.

- Captures all details of land purchase and payment schedules including ownership information, title information, agent associated.

- Captures essence of transactions :JD, JV, Outright purchase, or redevelopment.

- TDR applicability on purchase.

- Land Details with FSI available is mapped onto information for costing.

- Workflow detail on purchase of land and approval of purchase to ensure

Legal Module
Court Cases & Legal Documentation

- Litigation/Court Case Management.

- All legal document management associated to various modules across the application.

- Creation of Lawyer Work Orders.

- Managing Legal Fees, Court Fees, etc.

- Documentation Templates for all transactions.

- Linked to Liaison and Land department to manage land purchase process. Linked to Sales to manage Agreement of sale and closure process

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Liaison Module

Clearances & Certifications

- Linked to Business Development to update status of various certifications, NOC's and clearances required on or prior to purchase of land.

- Can maintain documentation related to all Liaison works.

- Maintain a checklist and schedule of clearances.

- Linked to post purchase activities, construction closure activities as well.

- Master for all clearances and certifications maintained, with steps required.

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Projects Module

Projects Setup & Control

- Location of master setup to create projects from Land bank.

- Executive Management control center.

- All key parameters for a project are setup using this module.

- Engineering Budgeting triggers, as well as Sales/Marketing budgeting triggers are initiated from here.

- Sales payment plan creation, control of pricing escalations, PLCs, Car Park Stock, etc.

- Definition of check lists for hand over.

- Maintenance Deposits definition.

- Closure of projects and Criteria.

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Engineering Module
Budget Control, Work Orders, Schedule, Contracting

- Budgeting and Estimation of works.

- Creation of a budget by work category for issue and control of Work Orders.

- Create a budget by Material Type for issue and control of Purchase Orders and ordering of material by Purchase department.

- BOQ Master upload, Issue Work Orders, Maintain Contractor Master

- Indenting from site against WO for Materials as per schedule (creation of indenting schedule).

- Receive goods at site (GRNs) and update of Inventory.

- Issue goods against Indent/WO/BOQ.

- Frequent Real time updates via Abstracts from site.

- BOQs/WO linked to schedule and bill certification.

- Planning and Scheduling (Options MSP, Primavera)

- Leverage Material Coefficients.

- Generate Material ordering schedule.

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Purchase Module

Purchase Orders, Inventory

- Receive alerts on receiving Indents for materials from site.

- Collate indents on similar materials to produce Purchase Order.

- Maintain Supplier Master and Material Master and Quotations.

- Manage returns to supplier. Keep list of best suppliers/supplier performance in check.

- Inventory Management.

- Transfer of Materials from one-site to another.

- Transportation / Transporter management.

- Import of Material PO's for international Ordering.

- Scrap Sales of Materials.

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Leads Module

Tracking all leads from all sources

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- Mapping of leads and qualification process by internal sales teams.

- Follow up process map and trigger point setting at each stage.

- Tracking efficiency of Pre-Sales and Leads management.

- Managing the sales funnel.

- Capturing of all interactions at all levels with customer and pushing the deal towards closure.

- Inbound / outbound calling, emails, voice call tracking, CTI integration (inbound and outbound) possible with auto – recording of interaction facility.

- Targets per sales person and actuals performed.

- Marketing/Promotion - Budgeting, Activity approval and expenditure, ROI (Campaign vs Booking)

- Generation of quotations.

- Automated assigning of leads to sales team

- Comprehensive Business intelligence tools and reports

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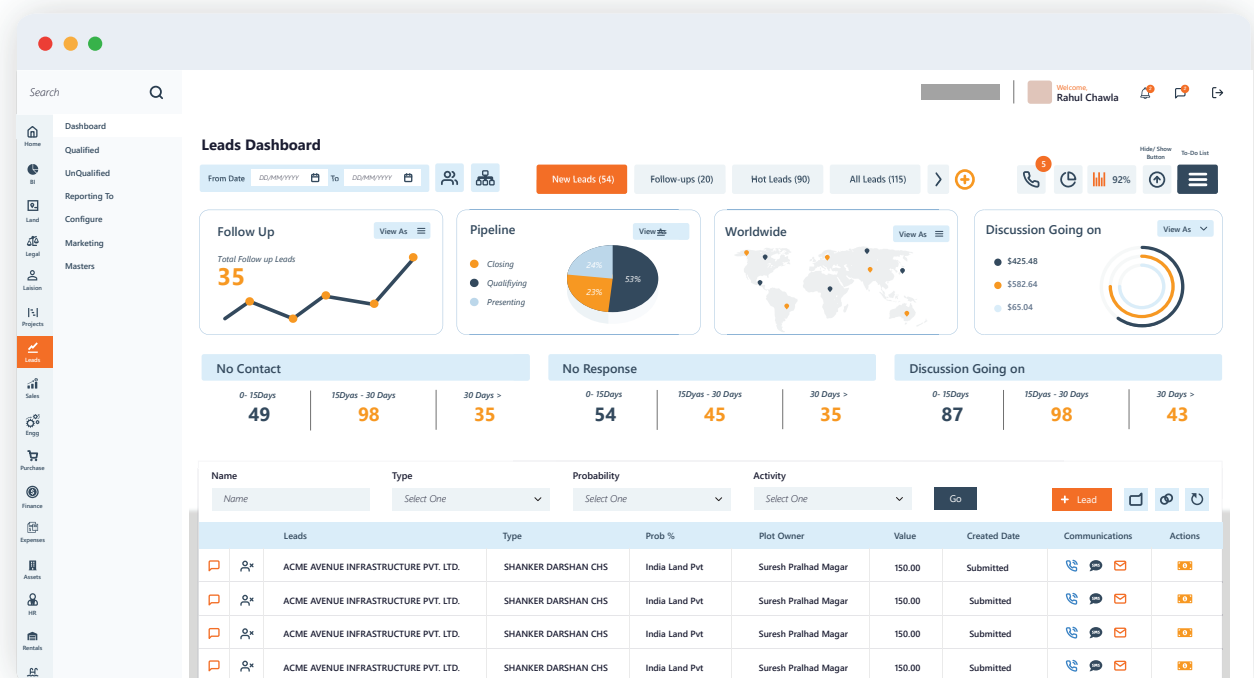
Sales Module

Sales Booking, Payment plans, Collections

- Holistic Customer Experience.

- Optimize Sales process.

- Complete view of data from Prospecting/pre-sales to sales closure lifecycle of sales mapping.

- Maintain Sales Stock: Sold, Available, Blocked, On Hold, unReleased.

- Customer Profile: CRM, Customer interaction Management, Sold

- Units Management. Customer management via self-service Customer Portal.

- Contract life cycle management (Booking form, creation of payment schedule).

- Receipt creation, Interest on Delayed payments, Excess Amounts

- Auto Demand letter generation, Payment Reminders.

- Collection reminders and collection aging lists.

- Transfer of units. (Resale)

- Marketing planning, Budgets/Forecasting.

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Finance Module

Liability Booking, Cash Flow, Accounts, Payments.

- Accounts Receivable & Accounts Payable process, Cash Flow, Reporting.

- Fixed assets and depreciation accounting.

- Approvals of all payments – Land, Legal, Liaison, Projects, WO/Certificates, Supplier Certificates, Sales Receipts, Leasing Receipts, Property Management Receipts and Expenses, General Expenses, etc.

- Tax Master. Adjusting of appropriate Taxes.

- Auto JV Posting into Accounting System. Creation of COA and mapping to transactions for auto posting.

- Review of Financial Statements: Day Book (Bank, Cash), Balance Sheet, Profit and Loss, Cash Flows.

- Project wise financial statements.

- Multi-currency accounting. (Auto posting of Forex Gains / Loss).

- Bank Reconciliation (Auto & Manual).

- Schedule of Payments based on Cash flows. Form 16a, VAT Reports, eTDS/WHT Extract.

- Loan Module. (Lender Master, Loan servicing till Loan repayments and renewals).

Land Payments

Company	Select anyone	Property	Select anyone	Land	Select anyone
Payment For	Select anyone	Status	Select anyone	Favouring	Select anyone
Submission From		To		Go	

Certificate No.	Payment For	Towards	Favouring	Amount	Invoice Date	Submission Date	Due Date	Expected Date	Status
123456	Land	S NO 665	ADINATH LANDSPACE LLP	24,213,474.00	Jun 11, 2021	Aug 03, 2021	Jun 11, 2021		Processed
123456	Land	S NO 665	ADINATH LANDSPACE LLP	24,213,474.00	Jun 11, 2021	Aug 03, 2021	Jun 11, 2021		Processed
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Expenses Module

Reimbursement, Imprest, COA Control

- Submission of daily expense Bills

- Operational Expense Booking at Corporate Level or Misc expenses associated to project.

- Workflow based on expense type, COA with Budget control.

- Expense Reimbursement including the likes of Imprest payments.

- Auto JV posting at line item level.

- Printing of Expense Statement.

- Allocation of Expenses to appropriate heads.

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HR & Payroll

HR & Payroll Management

- Employee profiles maintained in a structured and standard format

- Feature to upload employee photograph and resume

- Detailed record of the employee skills with their ratings and experience

- Managing of organization and employee calendar

- Record of employee's family, medical insurance, bank details, etc.

- Travel related personal preference of employees

- Workflow based Leave requisition and approval system

- Configuration and maintenance of review details of employees

- Configuration of Holidays based on region and location.

- Multiple company salary processing

- Multiple salary structure

- Salary calculation can be done based on either calendar days/Fixed Average days

- Payroll item configuration (Income/Deduction)

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Assets Module

Assets Management
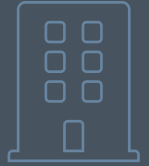
- Asset register

- Asset periodical maintenance

- Asset Insurance and warranty tracking

- Depreciation calculation

- Allocation of asset to project and tracking of usage.

- Tracking utilization of assets.

- Raising the purchase requests for procurement as required by projects or as capital purchase for

Rentals Module

Leasing, Revenue Shares, CAMS.

- Manage your lease portfolio (Commercial, Residential, and Industrial).

- Definition of various types of Stock.

- Occupancy Analysis.

- Customer Management/Tenant Management.

- Issue of LOI to multiple customers during negotiation.

- Creation of Term sheet (Lease Agreement) with appropriate terms and conditions including rent free period management, deposits, car parks, amenities, right of first refusal, etc.

- Dynamic Workflow approval.

- Bulk generation of invoice.

- Collection Management.

- Revenue Share agreements.

- Revenue Risk Analysis.

- Mall Management features.

- Sales & Re-leasing of units.

- PDC Management

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Facilities Module

Property/Facility Management

- Centralized platform (Starting from Facilities Head-Property Manager- Service Technicians till Billing).

- Define Property Management projects to manage both Internal (self-built) and external.

- Define budgets for Management of Property including utilities billing and revenue schedule.

- Bulk consumption for utilities billing.

- Manage sub contracts / issue Work Orders to manage sub contractors. E.g. for Security, House Keeping, etc.

- Inventory Management (From Indent- PO – GRN – Issue Inventory etc).

- Quotation & Tendering Management.

- Automate service request. (Via Self-service portal / Mobile App)

- Resource assignment and Scheduling.

- Issue Payments as per budget planned.

- Collect monthly receivables.

- Create work check lists and activity based optional

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Files Module

Document Management System

- A Complete Document Management Solution.

- All common document formats supported for Indexing.

- Leverages Microsoft's Index server technology to not only index key words tagged to document but also what is relevant info inside the document.

- Tagging and Search facility.

- Versioning of Documents.

- Workflows on Document control.

- Alerts on subscribed folders.

- Linked into all modules to create a knowledge management solution.

- Access controls and moderators.

Travel
Travel Management System

- Manage all Billable and non-billable travel for projects, clients and other activity.

- Ability to allocate an internal or external travel desk and assign a person(s) responsible for making all reservations.

- Workflow to get approval for any travel requests.

- Ability to raise a travel request, get the appropriate approvals and direct the request (with alerts) for the bookings to be done and tickets attached back in the workflow.

- Ability to book Airlines, Trains, Hotels, Cars, etc. in one request. Reporting to track – who is traveling from which location to what location and do necessary analysis to optmize travel.

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Portals & Mobile Apps

Enhancing the digital experience for your stakeholders.

Customer Portal

- Allows the end customer to login and see his profile and transactions.

- Includes the project progress bar showing at what stage the unit completion is at.

- Receipts and payments including online payments directly of the invoices raised from the customers bank.

- Real-time management of solving customer tickets, trouble tickets, and customer engagement.

- Visibility of contact data for support.

- Awareness of new project releases by the developer.

- Rewards and referral programs to get free points and gifts.

Agent Portal

- An online portal for agents and brokers to login and manage their leads and conversations with the customer.

- Each agent can be assigned a contact point from the client.

- Agent Leads, interaction history and online blocking of Units allowed.

- New project launches and details about the same can be shared online.

- Real-time Document Management System.

- Broadcasts to keep the agents updated with latest information.

- Overview of the commissions earned and paid to the agents.

Vendor Portal

- Allows customers to have a single vendor view of all their vendors, whether it be Suppliers, Contractors, Architects, General Expense related vendors for things like printing and stationary, etc.

- Allows the streamlining and digitizing of all bills to be paid to vendors - whether for projects or non-projects related expenditure.

- Streamlines the taxation related challenges and communication challenges that developers face on a regular basis.

- Payments to the vendor, Quotations Management, feedback management, etc can be streamlined.

Rentals & Facilities Portal

- An online portal for Rental Tenants or Owners and Property Managers and Tenants - as appropriate.

- Allows Commercial Lessee / Tenants to view Rental Invoices, Payments made, Receipts created.

- Allows for the raising of Trouble tickets that automatically get routed to the right department for resolution and tracking.

- Details of Term Sheets, CAMS (Common Area Maintenance) bills, various legal documents are made available through the portal.

- Overview of contact information for various groups and team within the organisation.

In4Suite® Mobile App

- Approvals for most Vouchers and Workflows including Sales Booking, Receipts, Expenses, Contracts & Work Orders, Abstracts, Indents, etc.

- Sales Booking and blocking of a unit with money.

- Reports including Graphs and Analysis available on line.

- The objective to build the In4MobileApp is to allow for the end user to have most of the key functionalities that can be done while Mobile or Away from the office, be made available natively via an iOs and Android native application.

Customer Mobile App

- Provides a unique way for the end customers to use a mobile app natively to check on the progress of their Units purchased.

- Payment plans and making of online payments are allowed via an online payment gateway.

- Maintaining contacts and referrals for rewards.

- Viewing and booking/blocking new projects are allowed.

- Connecting with the Sales executive and assigned account manager.

- A very handy solution for an end user that reduces the work of customer service reps through self service.

Agent Mobile App

- Agent mobile app allows the agent to track all his activities, contacts and history of communication to his clients.

- He can review his commissions and view his performance report.

- The Agent can also block units by paying online the deposit amounts.

- A method to communicate via broadcast is available to all agents or one single agent.

- All new projects by Developer can be announced via alerts to Agent.

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In4Service App

- Updates on new project related info

- Communication between owner & tenant

- Ticketing management

- Viewing the Maintenance agreement and its terms and conditions.

- Viewing of Maintenance bill

- Updates and viewing of payments made by customer to the owner and printing of receipts

- Viewing and downloading of all key documents

Automate all your key business processes now!

In4Velocity is a leading ERP software and solutions provider for Real Estate, Construction and Infrastructure businesses. Its flagship product – In4Suite®, manages complex day-to-day activities by automating the business processes.

We're here to help and make real estate management easier with In4Suite®

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