

Real Estate

Administrator

2014/06/04 10:10

Inhaltsverzeichnis

Property Data	3
---------------------	---

Property Data

In the menu *Reporting > Ad Hoc Analysis > Real Estate* you get a form which you can use to search for the object inventory filtered by different criterias.

You only can import finance data with menu *Other Module > Financials > Financial Data Import*. It's not possible to modify the objects directly, also it's not possible to import them with *Reports > Data Import > Real estate Data*.

Following fields are blocked in the object itself.

1. additional expense
2. initial value
3. IFRS worth
4. Construction in progress
5. Market value, consultant, valuation method, last expertise
6. Market value2, consultant2, valuation method2, last expertise2
7. Accounting value at cost
- 8 Amortised cost
9. Accounting value UGB

Clicking the button: *query* will create a list of all bought, sold or planned objects filterd by selected criterias.

With the button: *Back* you set the query-filters back to default.

Property Data

Read in the metamagix.ICRS Wiki

Close

Objekte

Area

to

Vacant Area

to

Gross Area

to

Yield

to

Calculate Rent

Calculate Investments

Calculate Areas

Calculate Yield

Calculate Savings

Columnnames

Query-Management

Organize your query parameters and them save for later use.

Load query

Austria

Save query

Description (optional)

Constraints

Filter selection

Additional Address 2

General Filters

x Country

+ Austria
+ Germany
+ Czech Republic

>>

Hungary

<<

Romania
Serbia
Montenegro
Slovakia
Slovenia
Bulgaria

Filter

x Owner Building

+
+

>>

<<

Filter

x Area Of Business

+ Active Sale
+ Passive Warehouse

>>SELL Portfolio

<<

Filter

x Asset Manager

+ Manfred Demo
+

>>

<<

Filter

x Status

Owened

Please select columns to be exported

Additional Address 2

query

back

A simple example:

Property Data

show information ⓘ

Area

to

Vacant Area

to

Gross Area

to

Yield

to

Calculate Rent

☒

Calculate Investments

☐

Calculate Areas

☒

Calculate Yield

☐

Calculate Savings

☐

Query-Management

Put together your personal query and save for later use.

Load query

Test Objektdaten

Save query

Description (optional)

Einschränkungen

Filterauswahl

AFA Vorjahr

Wählen Sie anzuzeigende Spalten aus

AFA Vorjahr

query

back

The result of the above query is the following table:

D14				Teststraße 11										
	A	B	C	D	E	F	G	H	I	J	K	L	M	N
1	Land	Ort	PLZ	Name	nfl	leerfl	hmzpa	gesfl	betriebskostenpa					
2	Deutschland	Berlin	10115	Teststraße 188	1124	550	56402,52	1674	25173,12					
3	Deutschland	Berlin	10115	Teststraße 33	942,04	60	81827,52	1002,04	26659,68					
4	Deutschland	Berlin	10115	Teststraße 5	11348,46	0	1293761,88	11348,46	184490,04					
5	Deutschland	Berlin	10115	Teststraße 7	3259,56	542,68	265340,64	3802,24	91492,56					
6	Deutschland	Berlin	10115	Teststraße 19	2271,61	64	166130,4	2335,61	50342,16					
7	Österreich	Wien	1030	Teststraße 2	880	1128	23014,8	2008	37996,2					
8	Österreich	Wien	1120	Teststraße 4	1124,08	0	75787,92	1124,08	32518,08					
9	Österreich	Wien	1080	Teststraße 6	11348,46	0	1288043,16	11348,46	183774,84					
10	Österreich	Wien	1010	Teststraße 8	3259,56	542,68	266475,84	3802,24	91321,2					
11	Österreich	Wien	1200	Teststraße 10	4543,22	128	330896,4	4671,22	97075,56					
12	Ungarn	Budapest	1011	Teststraße 16	11312,96	0	1257223,68	11312,96	179236,32					
13	Ungarn	Budapest	1011	Teststraße 181	3263,18	539,42	265902,48	3802,6	91213,92					
14	Tschechien	Prag	11000	Teststraße 11	0	0	0	0	0					
15	Ungarn	Budapest	1011	Teststraße 20	6219,37	318,95	462024,36	6538,32	139414,92					
16	Österreich	Perg	4320	Teststraße 2	8522,59	0	632133,72	8522,59	38186,04					
17	Deutschland	Berlin	10115	Teststraße 18	1020	654	56402,52	1674	25173,12					
18	Deutschland	Berlin	10439	Teststraße 1	1326,49	284,48	74900,04	1610,97	18562,08					
19	Deutschland	Berlin	10247	Teststraße 1	894,12	304,73	45617,88	1198,85	16286,64					
20	Deutschland	Berlin	10247	Teststraße 1	4252,82	209,1	450502,44	4461,92	39784,8					
21	Deutschland	Berlin	10999	Teststraße 1	1253,94	120,25	89156,16	1374,19	54646,08					
22	Deutschland	Berlin	10997	Teststraße 1	388,88	294,98	23666,4	683,86	8466,24					
23	Deutschland	Berlin	10997	Teststraße 1	544,23	285,79	38025,24	830,02	10804,56					
24	Deutschland	Berlin	10999	Teststraße 1	768,31	141,63	46277,04	909,94	19298,16					
25	Deutschland	Berlin	10247	Teststraße 1	685,5	0	54547,56	685,5	20256,72					
26	Deutschland	Berlin	10997	Teststraße 1	1275,36	87,41	53271,48	1362,77	47129,76					
27	Österreich				0	0	0	0	0					
28	Österreich	WIEN	1020		231,68	0	5292,6	231,68	4255,32					
29	Österreich	Zaporizhzhya	33060		1200	15000	276000	16200	380400					
30	Österreich	Eisenstadt	10115	Teststraße 1	440	564	11727	1004	19520,76					
31	Deutschland	Berlin	10115	Teststraße 3	562,04	0	42181,2	562,04	17474,16					
32	Österreich	Berlin	10115	Teststraße 9	2271,61	64	166088,76	2335,61	46670,04					
33	Deutschland	Köln	11211	Objekt A	2000	1	240000	2001	0					
34	Deutschland	Köln	11211	Objekt B	1500	1	216000	1501	0					
35	Österreich	Wien	1090		0	0	0	0	0					
36														
37														

Objektdaten

from above example generated table

Yet you have another question leave it on this site for the metamagix-support-Team.