



SBK Real Estate: Scaling Property Management Across the UAE with Yardi Software

See how Yardi's cloud-based technology helped SBK Real Estate scale its UAE portfolio by 37%, manage 22,600+ units, and automate Ejari registration on one unified platform.

**37% Portfolio
Growth on Yardi**

**8.5K Automated AR
Invoices Per Month**

**Reduced Unit Turn
Time by 50%**

**600+ Automated
Ejari Registrations
Per Month**

"As our portfolio expanded rapidly across multiple Emirates, we needed a technology platform that could scale with us and give us complete operational visibility. Yardi has provided the foundation to manage growth with confidence."

[SBK Management](#)



"By staying ahead of the market curve, we adapt to the economic times allowing us to truly understand the needs of our clients and that of their tenants."

SBK is a leading Property Management Service provider across the UAE, with offices in Dubai, Sharjah and Ajman. They cater to more than 300 building owners with almost 22,000 tenants, supported by 1,100+ passionate employees.

Optimising the financial returns for their esteemed clients and ensuring quality of stay for their tenants, based on over two decades of knowledge and technical expertise, they constantly improve their services to meet specific needs of their customers.

SBK offers a complete management package that covers leasing, tenant services and facilities management, including marketing, day-to-day management, administration, and facilities management on behalf of the owners.



THE CHALLENGE

As SBK's portfolio expanded, the business faced increasing operational complexity. Managing large volumes of units, tenants, and transactions across multiple Emirates placed pressure on legacy systems and manual workflows, making it difficult to scale efficiently.

SBK needed to support rapid growth without increasing administrative overheads while improving visibility across leasing pipelines, renewals, and unit availability.

Additionally, manual approvals, correspondence and regulatory processes, including Ejari registration, limited efficiency and created operational friction.

To continue scaling confidently, SBK required a single, integrated platform that could automate processes, centralise data and support future expansion.



THE SOLUTION

"By moving to a single, integrated Yardi platform, we were able to automate core processes, standardise operations and create one source of truth across leasing, finance and facilities management."

SBK Management

SBK selected [Yardi's end-to-end, cloud-based real estate platform](#) to unify operations across the business and enable growth.

Yardi provides SBK with a single source of truth, allowing teams to manage everything from leasing activity and finance to workflows and facility management within one integrated system.

Core property and asset management integrate with [RentCafe CRM](#) to track availability, renewals, move outs and pipeline activity in real-time.

Also, [Yardi Facility Manager](#) digitises maintenance scheduling and work order management, while the [resident portal](#) streamlines service requests and communication.

In addition, [automated procurement](#), invoicing and system generated correspondence help reduce manual processes, improve transparency and strengthen vendor management, while online workflows and approvals support better control and auditability.



THE RESULTS

"Yardi has transformed the way we operate and allowed us to manage significantly more units with greater efficiency, stronger controls and better service for both owners and tenants."

SBK Management

With Yardi as its core technology platform, SBK has established a strong data foundation, enabling teams to work more efficiently with a single source of truth. The implementation included migration of complete financial and operational data for more than 16,500 units, followed by seamless onboarding of additional units as the portfolio expanded to 22,600 – representing 37% growth supported within the same platform.



SUPPORTING SCALABLE GROWTH

By consolidating all departments into one integrated system, SBK can easily manage its significant portfolio expansion without increasing operational complexity. In addition, real time data, shared workflows, and integrated reporting have reduced latency between teams, enabling efficient onboarding of new units as the business continues to grow.



STRONGER LEASING AND REVENUE OPERATIONS

Automated leasing and billing processes have strengthened revenue operations and improved visibility across the portfolio. Approximately 8,500 AR invoices are now generated automatically each month, providing greater accuracy and control in tenant billing. Leasing CRM dashboards deliver real time insight into availability, renewals and pipeline activity, with around 1,400 lease renewals processed monthly through standardised workflows.



FASTER UNIT TURNS & FACILITIES MANAGEMENT EFFICIENCY

Yardi Maintenance IQ helped SBK centralise preventive and reactive maintenance activities, with approximately 16,500 work orders and 400 inspections managed each month through dashboards, mobile applications and reports. With Yardi, unit turn time has been reduced by 50% from move-out to rent-ready. Furthermore, the full [procurement](#) cycle is now managed within the system, with [Yardi VendorCafe](#) enabling seamless invoice submission and communication with suppliers.



IMPROVED REGULATORY COMPLIANCE AND TENANT ENGAGEMENT

Integration with Ejari has automated regulatory registration, enabling more than 600 registrations per month without offline coordination or manual intervention. In addition, the tenant portal has shifted a significant volume of communication online, with approximately 350 service requests submitted digitally each month, reducing call centre dependency and improving the tenant experience.



ENHANCED FINANCIAL CONTROL AND TRANSPARENCY

AR, AP and GL modules have standardised accruals and revenue recognition across the business, strengthening financial governance and reporting accuracy. SBK now maintains both property owner and property management books within the same system, delivering clear segregation of financials and improved owner reporting. Furthermore, by digitising approvals and reducing offline communication, audit trails and operational control have been strengthened, supported by 21 active workflow approval systems.



ENABLING CONTINUED GROWTH

Yardi provides SBK with a scalable operational foundation to support ongoing expansion across the UAE. Automated workflows, integrated departments and real-time reporting allow the business to manage growth efficiently while maintaining high service standards for property owners and tenants.

As SBK continues to grow its managed portfolio, Yardi remains central to enabling operational efficiency, regulatory compliance and long-term, sustainable growth.

Yardi's award-winning solutions are specifically designed for real estate management to help you be Energized for Tomorrow. See how we can help by getting in touch below.

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Energized for Tomorrow

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