

AVZ Digital Platformis AVZ Pay

From maintenance calculation to collection in the association's account — one automated flow.
We connect the building through Platformis with AVZ Digital hardware and Banca Transilvania
payment processing security, for 100% digital, transparent, paperless administration.

Offer valid 30 days from issue date

15+ YEARS OF EXPERIENCE
IN PROPERTY MANAGEMENT

700+ ASSOCIATIONS
DIGITIZED

100% COMPLIANCE
LAW 196/2018

AVZ Digital — MAREA INCARCARE SRL
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A complete ecosystem – hardware, software and payments

Three integrated products, one flow: from maintenance calculation to direct collection in the association's account. No Excel, no manual uploads, no collection account.



Platformis

Administration & accounting – list calculation, native ANAF e-Invoice, Cenzor AI for 100% compliance.



AVZ Digital

Professional smart display in the lobby – automatic list display, announcements and real-time alerts.



AVZ Pay

Integrated payment terminal at the notice board – collection in 30 seconds, T+1 settlement to the association's account.

Property managers

- Zero paper — digital lists, documents and payments
- Manage dozens of staircases from one account
- Arrears drop — money goes straight to the account

Residents & board presidents

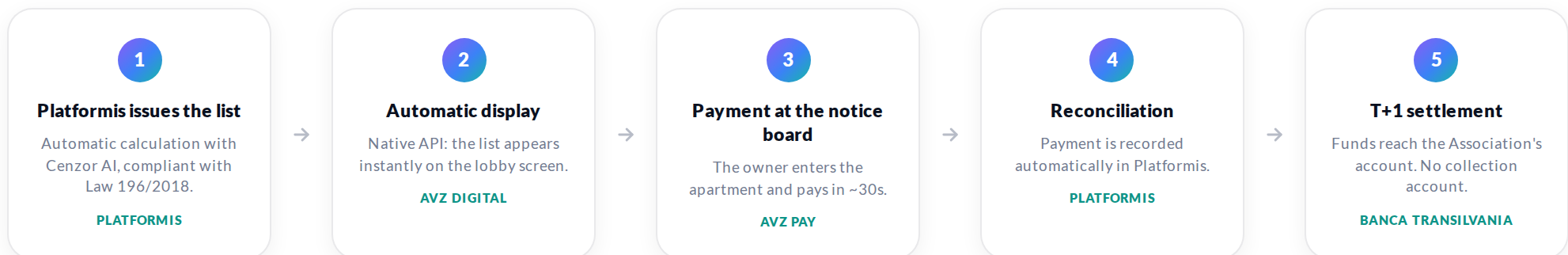
- 100% transparency on expenses
- Pay maintenance on the way home
- Trackable issue tickets

Facility Management

- Multi-tenant dashboard, centralized reports
- Global Push – announcements on all screens
- Enterprise security, team-based access

The complete flow in 5 steps – fully automated

Automatically linked: lobby display, payment at the notice board, reconciliation in Platformis and direct transfer to the association's account. No manual intervention and no collection account.



One ecosystem, zero breakpoints

Each step triggers automatically from the previous one – the manager no longer uploads lists, no longer verifies payments manually and no longer manages a collection account. Everything closes on its own, from calculation to money in the association's account.

Premium equipment, turnkey delivery

A complete tech package — installation, configuration and maintenance included in the subscription. The lobby screen becomes the association's communication hub: lists, announcements, alerts and payments in one place.



Global Push — exclusive to Facility Management

Send critical announcements to all screens in the network simultaneously — the message appears identically, at the same time, in every staircase managed from your account.



Philips 100CM display

Professional LED screen, excellent lobby visibility.



Xiaomi Mi Box S

Compact media player, high performance, auto-start.



TP-Link 4G router

Dedicated internet, independent of the building network.



Smart Plug

Remote control and scheduled device power.



List sync

Automatic, real-time, between Platformis and the lobby screen.



Integrated central hub

One account: documents, announcements and association payments.

Platformis — accounting administration with Cenzor AI

Over 15 years of property management expertise, transformed into the only complete ecosystem (hardware + software) for smart communities.



Property managers

- Payment list calculation
- Native e-Invoice (ANAF)
- Payroll and declarations

Developers

- Unsold unit management
- Warranty monitoring
- Digital handover

Residents

- Private social network
- Online voting (AGM)
- Issue ticketing



Sandbox Technology — simulation server

Test and verify every calculation in a safe space before publishing: zero errors, complex scenarios (penalties, funds), exact preview of the final list.



Cenzor AI — compliance at scale

Intelligent automation that monitors compliance (Law 196/2018) and generates instant reports: 100% compliance, audit time reduced by 90%.



Integrated payments

Netopia, Finquare, Smith & Smith — card, Open Banking and automatic reconciliation.



Native e-Invoice

Direct ANAF integration — no duplicates or manual exports.



Payroll

Forms 112, 101, 205 and payslips in one place.



Cash / bank ledger

Automatic records and statement import for fast closing.

Maintenance payment, directly at the notice board

SoftPOS terminal integrated into the lobby screen. The owner enters the apartment number, sees the amount due and pays in seconds — no trip to the manager.

Simple interface

Touchscreen-optimized — 3 steps to payment.

Payment methods

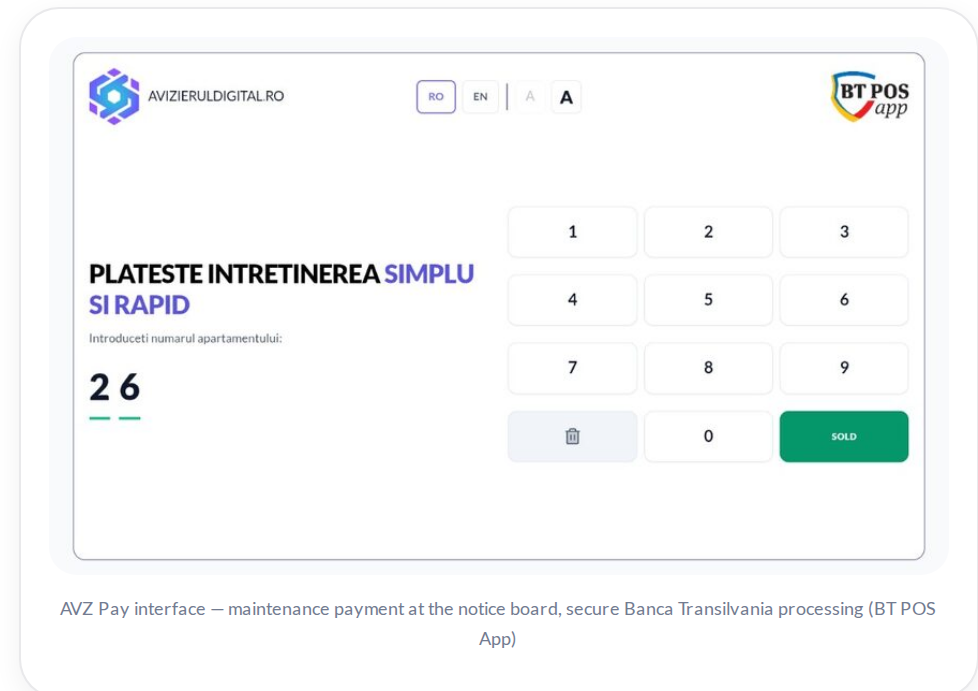
Apple Pay, Google Pay, BT Pay, RO Pay, card.

T+1 settlement

Direct to the association's account, no collection account.

Automatic reconciliation

Payment is recorded instantly in Platformis.



AVZ Pay interface — maintenance payment at the notice board, secure Banca Transilvania processing (BT POS App)

SUNMI CPad terminal



- 1 11" IPS touchscreen
- 2 On-screen NFC — SoftPOS
- 3 4G / Wi-Fi / Bluetooth 5
- 4 PCI & EMV certification

Official Sunmi photo, illustrative.

Three packages, scalable to your association's needs

All packages include installation, configuration and hardware maintenance in the subscription.

WHAT'S INCLUDED	AVZ DIGITAL	AVZ PAY	ECOSYSTEM RECOMMENDED
 AVZ Digital equipment Display, Mediacontrol, SmartPlug, 5G	✓	✓	✓
 Automatic payment list display API integration via Platformis	✓	✓	✓
 MultiBloc Control For Facility Management companies	✓	✓	✓
 SoftPOS solution AVZ Pay payment terminal	—	✓	✓
 Automatic payment reconciliation	—	✓	✓
 Platformis access Includes Cenzor AI, e-Invoice	1 year free	1 year free	Permanent
 Interconnected ECOSYSTEM activation Payment list generation with AVZ Digital display and collection via AVZ Pay	—	Partial	✓
 Free migration to Platformis	✓	✓	✓
Monthly subscription Between 15–29 units per staircase	175 RON	175 RON	175 RON
Monthly subscription Over 30 units per staircase	5 RON per unit	5 RON per unit	5 RON per unit
Equipment configuration One-time fee per staircase	300 RON	300 RON	300 RON
Equipment installation* One-time fee per staircase	300–500 RON	300–500 RON	300–500 RON

Maintenance payment terminal

Pick the purchase option that fits your association.

OPTION	PRICE
Monthly rental	170 RON/month
12-month instalments	2,900 RON
Full payment	2,100 RON

With full payment or instalments, the device belongs to the Beneficiary. With rental, it remains with the Provider.

* Installation can be waived if the Beneficiary provides their own installation team (power cabling, mounting the protective enclosure, TV bracket and TV). Prices exclude VAT (21%).

Going digital in 3 simple steps

1 Choose the right package

AVZ Digital, AVZ Pay or Ecosystem — based on your association's needs and size.

2 We schedule installation

Mounting, configuration and turnkey commissioning — no effort required from the association.

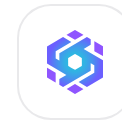
3 We activate the ecosystem

Lists on screen, payments at the notice board and automatic reconciliation — fully operational from day one.



Special benefit — migration from another platform

Associations migrating from another property management platform to Platformis receive Platformis services FREE indefinitely within the Ecosystem package — no licence fees, regardless of collaboration length.



Let's discuss the offer?

We'll respond with a solution tailored to your building.

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