



THE HERO OUTCOME — FILL VACANCIES, CUT ADMIN

Fill vacancies faster — take the rental admin off your PMs.

Rental enquiries, applications, maintenance and renewals swamp your property managers. Nitrobots answers every rental enquiry instantly, pre-qualifies applicants, books inspections and triages maintenance — so vacancies fill faster and your PMs stop drowning in repetitive calls.

Rental enquiries

Every listing draws a flood of calls and emails your PMs cannot answer live.

Maintenance

Tenant requests arrive at all hours and pile up before anyone can triage them.

Renewals and compliance

Lease renewals and inspections slip through the cracks under the daily load.

WHAT YOUR AI REAL ESTATE AGENT DOES

- **Answers every rental enquiry, 24/7**
Instant pickup on every vacancy — no lead waits, no call is missed.
- **Books and coordinates inspections**
Registers applicants and confirms rental viewing times by SMS.
- **Schedules routine inspections**
Coordinates periodic inspections with tenants automatically.
- **Arrears and rent-reminder follow-ups**
Chases late rent politely and consistently, on schedule.
- **Pre-qualifies applicants**
Screens income, pets and move-in date before the PM ever gets involved.
- **Triages and logs maintenance**
Captures the fault, urgency and photos, then logs it for action.
- **Sends lease-renewal reminders**
Prompts renewals ahead of expiry and processes the paperwork.
- **Pushes applications into your PM software**
Sends completed applications straight into PropertyMe and more.

WORKS WITH THE SOFTWARE YOU ALREADY RUN

No rip-and-replace. Enquiries land as tiered, structured leads inside the CRM you open every morning:

PropertyMe · VaultRE · Rex · Box & Dice / BOOM · LockedOn · Re-Leased · ReNet · Aro · Zenu · RP Data / CoreLogic · Eagle (MRI)

Honest by design. Agents introduce themselves as AI from the first sentence. Every call is recorded, transcribed and outcome-tagged. Australian calling-hours rules and opt-outs are built in, and a human always supervises the loop — so your brand is protected on every call.

See it in action this week.

Tell us where your agency loses the most time — we will show the AI handling exactly that.

[Book a 15-min demo](#)