



**189** | **OVER  
TWENTY  
FIVE  
YEARS**

## **Racanelli Realty Services awarded contract for property management for Stoneleigh Woods at Riverhead**

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Riverhead, NY Racanelli Realty Services, Inc. has been awarded a contract to provide its comprehensive property management services on behalf of Stoneleigh Woods at Riverhead, a 55 and over retirement community located on Long Island's North Fork. Racanelli will be providing its hands-on, professional turnkey property management services, which include weekly grounds inspections, management of on-site contractors, Home Owners Association (HOA) Board liaison, service call management, billing and collection of HOA dues, accounts payable, contract management and negotiations, financial reporting, oversight of contractors

and their licenses and insurance coverage, property sales and lease management.

Racanelli Realty Services applies leading-edge property management technologies including an advanced property management software program. The software developed by Integrated Business Systems (IBS, Fairfield, NJ) ensures easy access to robust information and critical property data, facilitates customized reports from expense controller print-outs and building operations plans to investment reports, and delivers real-time property management, escalations, financials and non-financial data.

Stoneleigh Woods at Riverhead is a 176 modern-unit community of attached homes set in a community with ponds, and water features, located at the gateway of Long Island's North Fork in wine and agriculture country. The community has a host of amenities including a grand one-story, 4,000 square foot community center with fitness center, billiards table, great room/lounge, card room, indoor and outdoor bars, catering kitchen, outdoor heated salt water pool and outdoor pool cabana with restrooms.

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