



**Question of the Month: How does Bargold Storage Systems transform unused space into an income generating asset?**

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Nick Esteves

Mercedes Gonzalez

Long Island City, NY In today's storage-limited, fast-paced world, the demand for secure storage solutions has never been greater. Amid this demand, Bargold Storage Systems is revolutionizing the storage industry with a turnkey service that transforms unused building space into state-of-the-art, secure, on-site storage facilities. In addition, the storage systems are built at no cost to the building owner.

Bargold Storage Systems doesn't just provide storage solutions; it offers a game-changing opportunity for building owners to unlock a new revenue stream while providing an invaluable new amenity to residents.

"After years of managing off-site self-storage operations, we saw an unfilled demand for on-site self-storage throughout the New York metropolitan area," said Nick Esteves, Bargold Storage Systems. "We knew we could satisfy the need in buildings with unused building space and basement areas, no matter how cluttered or unfinished."

"In addition, we can provide a valuable and competitively priced amenity for the building residents," said Mercedes Gonzalez.

Building owners often find themselves with messy building spaces, basements, underutilized space, and even storage space that is unsafe for residents to enter. In addition, New York area residents

are faced with the everlasting plight of needing more storage space, and the struggle to find said space in convenient locations. Bargold Storage Systems bridges this gap by converting underutilized areas in buildings such as basements, garages, and other unused spaces, into income-producing amenities in the form of secure, reliable storage units.

Bargold's storage solutions apply to cooperative apartments, condominiums, or rental apartments. For the building owner, condo or coop board, there is no upfront investment required. Unlike prefabricated, one-size-fits-all solutions, Bargold Storage Systems are custom-built to maximize and efficiently utilize every square foot of designated space, ensuring a tailored solution for every property. Each building space is cleaned, prepped, painted, and renovated to prepare for the installation. Once installed, Bargold handles all maintenance and any needed repairs. It's a win-win for owners and residents alike.

Bargold's full-service package includes complete storage unit construction, room preparation, painting of walls and floors, a new entrance door, LED room and exit lighting, and signage. Optional upgrades such as dehumidifiers, timers, motion sensors, and other accoutrements can further enhance safety, security, and functionality.

Administrative services are part of the package, encompassing resident rental agreements, monthly billing collections, storage system maintenance, and professional customer service.

The process begins with a thorough evaluation of the allocated space, followed by computer-generated spatial plans to ensure maximum efficiency. Expert craftsmen build and install the storage system with minimal disruption to building residents.

Bargold Storage Systems doesn't stop at physical storage solutions. It has incorporated state-of-the-art technology to optimize and streamline the resident experience. A custom barcode system and maintenance app provides added convenience and ease of management.

Bargold Storage Systems understands that security, convenience, and efficiency are paramount when it comes to storage. The company's hallmark is its ability to transform unused building space into cutting-edge on-site storage facilities. It not only transforms underutilized areas into custom storage facilities but also unlocks a new consistent source of revenue for building owners.

Building owners or boards partnering with Bargold receive monthly commission checks, with no upfront investment required. Owners receive 25% of the total gross rental income, while offering a highly desirable amenity to residents. Building owners benefit from a professionally managed on-site storage solution that is safe, clean, and secure. Tenants get clean, well-maintained, easily accessible storage space right in their building.

The principals of Bargold have been leaders in the field of self-storage since 1985.

"We strive to implement new technology to streamline operations and facilitate a better storage product for our customers," said Esteves. "The entire building community – both owners and

residents – truly benefits from a safe, clean, secure storage environment.”

Bargold Storage Systems has earned the trust of a wide array of industry leaders, including Kaled Management, First Service Residential, Ditmas Management, Century, RCR Management, Parkoff Organization, Bronstein Properties, Akam Onsite, and many more. This extensive portfolio showcases the company’s ability to adapt and excel across myriad property management scenarios.

In a world where secure storage solutions are an essential part of metropolitan New York living, Bargold Storage Systems is a true pioneer, set apart by its continual pursuit of innovation. By offering building owners a reliable revenue stream and residents a secure, convenient, and customizable storage experience, Bargold Storage Systems sets a new standard of excellence in the industry, redefining the rules of storage.

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