

# Good Question! Here's *Pestgon's*® Answer...

## ✓ *All companies are not created equal!*

That truism also applies to pest-control companies—there is a difference! Pestgon is a full-service company *specializing* in retail, office, industrial centers and estate properties. Pestgon is in position to respond immediately to bee calls; all our technicians have been specially trained to deal with Africanized honeybees (AHB). In fact, we cover every conceivable pest affecting commercial property. Even skunks, raccoons, birds, squirrels, gophers and meadow voles (which cause so much landscape damage).

## ✓ *Best response-time in the industry*

Pestgon gives same-day service, when it's important to you, often within hours. Our technicians are dispatched by cell phone. This quick response time assures the tenant that the property manager is sincere about caring for his interests and addressing his needs. This results in tenant satisfaction and security, which is the key to tenant retention. Pestgon keeps the property manager informed so there's no wondering, "Was the job done?" Now that's a real personal difference!



Pestgon's fleet of trucks cover San Diego, Riverside, Orange, Los Angeles & San Bernardino Counties.

## ✓ *Over 30 years of business experience*

Experience? Yes! But, most importantly, Pestgon is extremely serious about the implementation of every possible environmental safeguard. This is especially important in caring for large shopping centers, business parks and estate properties where everyone is concerned about their personal safety. We know that reducing liability concerns for owners and managers is a very important difference you appreciate.

## ✓ *No extra charge for inside service!*

Here's another valuable difference. Besides offering "free pest inspections," Pestgon normally does not charge their management clients or tenants for "inside service calls." Oftentimes other companies offer a low initial price but then charge for necessary service calls. Pestgon does not charge for these calls so they will not "break the budget." This makes everybody happy!

Squirrels virtually destroy landscapes and embankments & can even threaten structures



Pestgon uses humane cage traps to remove nuisance animals.

## ✓ *Prevention outside, stops pests inside!*

Unlike the "scorched earth philosophy," Pestgon believes in a program of routine "pest prevention" as the key to integrated pest management (IPM). With each property we begin with an outside building inspection. We seek out and identify the source of the problem. This early identification of potential pest problems in the landscape reduces the possibility of problems indoors and the unnecessary use of pesticides.

### *Servicing the following counties:*

*San Diego County • Orange County*

*Los Angeles County • Riverside County*

*San Bernardino County*

*From Mexico to the San Gabriel Mountains...*

**Call today and learn for yourself...  
"What Makes Pestgon So Different?"**



Pestgon responds immediately to calls involving bees & is certified to deal with Africanized bees.



Pestgon prevents roof rats from entering buildings.

## Property Managers Appreciate the Difference

### John Burnham & Company

Dear Ed:

*"We wanted to take this opportunity to let you know how pleased we have been with your service technician here at our new building. He has been wonderful to work with.*

*As you may be aware, we have had quite a "run" with rodents here. Eddie has been so flexible and responsive. He has gone well above the call of duty in getting the problem under control. We have received positive feedback from all of our tenants about his professionalism. He has made a very unpleasant situation much, much better and his efforts should not go unnoticed.*

*We greatly appreciate your rapid response to our needs and want to thank you and your technicians."*

Rebecca K.  
Carlsbad Office

### Evanco Realty Advisors

Dear Ed:

*I would like to personally thank you and your company for all the professional and timely assistance you have provided Evanco Realty Advisors and our clients. Our property management service and results are only as good as the independent contractors with which we surround ourselves. Your help throughout this past year has significantly contributed to making this our best year and we thank you. We are looking forward to continue working with you.*

Craig E.  
President

### Glacier Peak Management Services, Inc.

Dear Pestgon Staff,

*I would like to thank your entire staff for the way you handle service calls. I appreciate your upbeat attitudes, courteousness and response time. You do stand out. I have received compliments from our tenants as well.*

Diane Iverson  
Property Manager

## Ask Those Who Know "What Makes Pestgon So Different?"

AMERICAN ASSETS  
BURNHAM REAL ESTATE SERVICES  
CARRAMERICA REALTY CORPORATION  
CB RICHARD ELLIS  
COLLIERS INTERNATIONAL  
COMMERCIAL FACILITIES  
COVEY COMMERCIAL REAL ESTATE SERVICES  
C. W. CLARK, INC.  
DEVELOPERS DIVERSIFIED REALTY, INC.  
EVANCO REALTY ADVISORS  
GMS REALTY INC.  
GRUBB & ELLIS MANAGEMENT SERVICES, INC.  
HARSCH INVESTMENT PROPERTIES  
INVESTMENT DEVELOPMENT SERVICES  
KIMCO REALTY CORP  
LAYTON-BELLING & ASSOCIATES  
M & H REALTY PARTNERS  
MADISON SQUARE PROPERTIES  
MEISSNER JACQUET INVESTMENT MANAGEMENT SERVICES  
MENLO EQUITIES  
OLIVER McMILLAN  
PAN PACIFIC RETAIL PROPERTIES, INC.  
PRENTISS PROPERTIES  
RREEF MANAGEMENT COMPANY  
SENTRE PARTNERS  
SPECTRUM PROPERTY MANAGEMENT  
SQUARE ONE DEVELOPMENT  
STEPSTONE REAL ESTATE SERVICES  
SUDBERRY PROPERTIES, INC.  
TRAMMEL & CROW COMPANY  
TRANSWESTERN COMMERCIAL SERVICES  
WHITAKER FACILITIES CORP  
WILLIAMS REAL ESTATE MANAGEMENT, INC.

### Call Today!

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# What Makes Pestgon® So Different?

**Pestgon®**  
*professional pest management*



*"If they fly they die... If they crawl they fall!"™*