OnlyHOA
HOA Management Software

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ACCOUNTING

Accounting that lives in the *workflow.*

The ledger, approvals, payments, and statements — connected to the same operating record your managers, boards, residents, and vendors already use. The work that creates the number and the number itself stay in one place, so there's less re-entry and a cleaner trail.

Book a 20-minute demo → | Explore the platform

FINANCIAL WORKFLOWS, CONNECTED

The daily loop — feature and benefit.

Everything a community's books need, designed around how managers and boards actually work through the month.

Invoice capture & suggested coding

Bills arrive, OnlyHOA reads them and proposes the GL coding. Less manual entry and fewer miscodes — you review instead of retype.

Mobile & email approval

Board members and managers approve from a phone or inbox — with the invoice, documents, and history attached. Approvals move, and stay owned.

Payments & audit trail

Pay electronically or by check. Every payment ties back to the invoice, the approver, and the community record — so "who approved this?" has an answer.

Owner balances & statements

Assessments, payments, and late fees keep owner balances current, with statements owners can see — fewer "what do I owe?" calls.

Reconciliation & controls

Bank reconciliation, period locks, and separation-of-duties help keep the books defensible — controls designed into the workflow, not bolted on after.

Reserves, 1099s & reporting

Reserve tracking, year-end 1099 support, and board-ready financials come from the same ledger — not a separate spreadsheet reconciled by hand.

CONNECTED, NOT BOLTED ON

One record, from the bill to the board packet.

Invoice received → **Coded & approved** → **Paid** → **Posted to the ledger** → **On the statement** → **In the audit trail**

Because accounting shares the same operating record as service, vendors, and boards, an approved invoice becomes a payment, a ledger entry, a line on the owner statement, and a permanent audit record — without anyone re-keying it into a second system.

WORKS WITH HOW YOU OPERATE

Designed to fit your books, not replace your discipline.

AVAILABLE TODAY

CONFIGURABLE TO YOUR MODEL

- Cash, accrual, or modified-accrual views

- General ledger with per-community books
- AP capture, coding, and approval routing
- Owner assessments, payments & statements
- Bank reconciliation & period locks
- Reserve tracking and year-end 1099 support
- Board-ready financial reporting
- Approval thresholds and separation-of-duties
- Chart-of-accounts mapping per portfolio
- Run OnlyHOA end-to-end, or connect it while you keep an external ledger

Prefer to keep your current ledger for now? OnlyHOA can drive the daily workflow — capture, approval, payment, and audit trail — and hand clean records to the system of record you already trust.

SEE IT END TO END

See one invoice go from inbox to audit trail.

In 20 minutes: capture, suggested coding, mobile approval, payment, the owner statement, and the record it leaves behind — using your kind of community.

Book the accounting walkthrough → **Back to resources**