



STANZA LIVING CORPORATE OFFICE

Stanza Living, Floor 19, 20 & 21, Ireo Grand View Tower, Sector 58,
Golf course extension road, Archview Drive Gurgaon 122102, Haryana

www.stanzaliving.com



HOMEOWNER,
HERE'S THE KEY TO YOUR FREEDOM.

WE KNOW IT'S NOT EASY BEING YOU.

You became a homeowner to relax, not jostle with worries every day of the month.

And even after putting in a lot of effort, things don't always go your way:

Finding the Right Tenant on Time



7/10

homeowners face a lot of difficulties in finding a tenant of their choice.

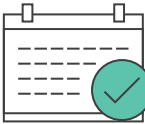
Paying Brokerage



9/10

homeowners have to pay brokerage to get a tenant, every time.

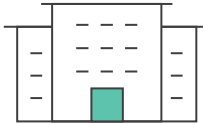
Getting Rent on Time



6/10

homeowners end up with excuses rather than the rent amount, every month

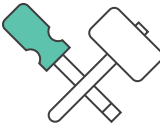
Taking Care of Maintenance



8/10

homeowners have to bear the burden of regular upkeep to ensure their property's health

Fixing the Damages



7/10

homeowners find their house damaged when a tenant leaves

Losses between Occupancies



8/10

homeowners lose an average of 2 months in a year due to tenants moving out.

YOU'VE BEEN TRICKED BY THE NUMBERS.

Often, you end up earning much less than what you estimate and anticipate.
Let us illustrate it with an example:

So, if you rent out your house for **₹30,000/-** a month...

What you think you'll earn

= **₹3,60,000/-** a year.

But, that's not the case. Becuase you have not factored in the following:



The house staying unoccupied for a month.
- **₹30,000/-**



The brokerage you'll have to pay again.
- **₹15,000/-**



And of course, the annual maintenance.
- **₹15,000/-**

What you realistically end up earning

= **₹3,00,000/-** a year.

which is
20% less than you imagined

BUT NO LONGER. BECAUSE NOW YOU HAVE US WITH YOU!

We're in the business of taking 'four walls and a roof' and transforming them into managed living spaces. We have the know-how and the expertise to bring you profit every month in a seamless and hassle-free manner.

Stanza Living, India's largest managed living company.



7.5M sq.ft.
of real estate being
managed every day



INR 15 cr+
landlord rentals
paid per month



100,000+
inbound tenant
leads each month



89%
tenant delight
score Pan-India

A COMPANY WITH A SOLID FOUNDATION.



Anindya Dutta
& Sandeep Dalmia

Managing Directors
& Co-founders,
Stanza Living

Stanza Living came into concept when Sandeep Dalmia and Anindya Dutta, alumni of IIM Ahmedabad (where they were dormmates), spotted the need of a hassle-free managed-living space in India. They have worked with many organizations including prestigious companies like Boston Consulting Group and Goldman Sachs. With a combined industry experience & expertise of more than 20 years, they aim to completely transform the experience of managed-living in India.

2017	2 residences in Delhi
2021	70,000+ beds in 24 cities
2017	A team of just 2 co-founders
2021	1,000+ people across India
2017	Started with the co-founders' personal savings
2021	\$180 million raised from global investors

Backed by:





WHAT DO WE DO? ACTUALLY, A LOT.

And as we do that, we take the hassle out of your property management needs...completely!



We **partner with you** as your trusted property manager, ensuring **absolute convenience** and **complete transparency** along the way



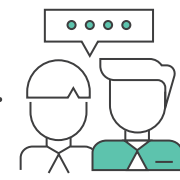
We **co-own your property's transformation** and refurbishment needs to make it more **pocket-friendly** for you and suitable for the tenant



We **generate tenant demand** for you and eliminate the need for dealing with brokers and paying enormous brokerages



We ensure **high-quality service delivery** to your tenants so they have a delightful living experience, **without you having to move an inch**



We **ensure tenant stickiness** by providing them access to **our exclusive community program** to connect and network with like-minded millennials across the country

WE'LL TAKE CARE OF EVERYTHING THAT MATTERS!

We'll take charge of sorting out all your troubles as a homeowner. From A to Z, consider everything sorted!

We'll take care of:



You

Automated, timely rent payments irrespective of tenant payments

Tech-enabled and seamless **end-to-end tenant management**

Dedicated Relationship Manager for all your queries



The tenants

Tech-enabled service delivery and experience management

Complete KYC of the tenants before they move in

App-based service request logging and feedback management



Your home

Virtual platform for **real-time updates on your property's health**

Pre-emptive maintenance to reduce refurbishment costs*

State-of-the-art security and safety ecosystem

**Covers regular repairs like plumbing, repainting etc., apart from structural changes*

YOU JUST REAP THE BENEFITS SITTING AT HOME.

Partnering with us brings along host of
amazing benefits. Just sit back and enjoy.

- ✓ On-time, hassle-free high rentals every month
- ✓ No brokerage, ever
- ✓ Makeover of your property, reflecting international standards
- ✓ No maintenance worries
- ✓ Transparent transactions
- ✓ Flexibility of revenue-sharing options
- ✓ Complete safety of the property
- ✓ Solid partnership through the ups & downs of the market
- ✓ A smooth and easy onboarding process

WE DON'T HAVE TO CONVINCE YOU. OUR PARTNERS WILL.



ABHISHEK
ARORA

Local Developer - Delhi

“Stanza Living truly transformed our property into a high-quality shared living space. From the design to end-to-end service delivery, their commitment to ensuring consumer satisfaction is commendable.”



ADITYA
JADEKAR

CEO, Vilas Javdekar Developers - Pune

“We like to invest in real-estate opportunities that offer great consumer value and are backed by strong operating models. With Stanza Living, we have found the ideal co-living partner to deliver this.”



MANISH
SURI

Property Owner - Delhi

“Stanza Living has helped me get a better return on investment. When I partnered with them, I expected a significant valuation uplift for the properties. Two years down the line, it is already visible in the price quotes I'm receiving for my Stanza Living operated properties.”



ARUN
KUNAPAREDDY

MD, Lansum Properties - Hyderabad

“Operating a healthy real-estate business that delivers high consumer satisfaction requires a disciplined and talented team. We are extremely satisfied with the Stanza Living team and look forward to a long and fruitful partnership.”



KUSH
SHAH

Founder & CEO, Uniworld - Bengaluru

“Stanza Living residences are a local landmark. They tranform the properties to suit new-age consumers, carry out regular maintenance and the delivery of services like food and housekeeping is professionally managed.”



DEVANG
SHAH

Proprieter, Shri Parshva Corp - Ahmedabad

“Stanza Living's team has a professional approach, strong market understanding and efficient processes. They helped me understand the potential of the student housing segment and how to get better ROI. I'd highly recommend them to others looking for a professional property management partner.”

AND THE FOURTH ESTATE AS WELL.

FORTUNE
INDIA
40 UNDER 40

YOURSTORY PRESENTS
50
INDIA'S DISRUPTIVE
STARTUPS

mint

Sequoia-backed India's Stanza Living in final stages of raising up to \$120 mn

Entrepreneur
INDIA

Stanza Living Becomes The Most Capitalized Player In Co-Living Segment In India

BIW BUSINESSWORLD
40 UNDER 40
ACHIEVERS

LinkedIn
TOP STARTUPS
THE HOTTEST INDIAN COMPANIES TO WORK FOR NOW
• • 2019 • •

YOURSTORY

How Stanza Living is leaving #NoRoomForError when it comes to safety and hygiene in a post-COVID world

THE HINDU

Secure, away from home

From hygienic accommodation to professional growth, Stanza Living housing company solves students' problems one at a time.

EMERGING STARTUPS
Tracxn

TOP RESIDENTIAL REAL ESTATE
TECH STARTUP 2021 AWARD

ET NOW RISE
WITH INDIA

Presents

GLOBAL
REAL ESTATE
CONGRESS

Business Standard

Stanza Living to invest Rs 400 cr in 2 yrs on expansion of co-living business

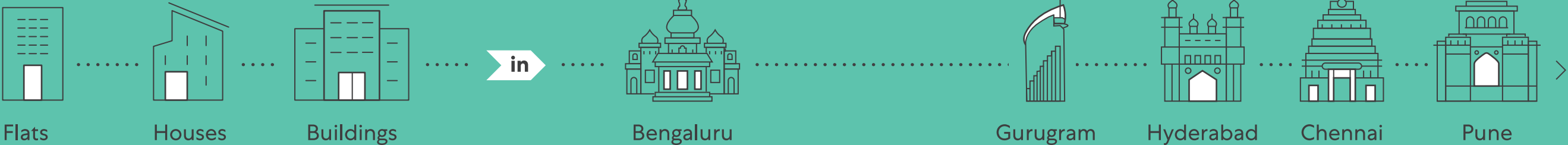
TECHCIRCLE

How Stanza Living is building out a full-stack co-living solution for migrant students, professionals

WHAT DO YOU HAVE TO DO? ACTUALLY, NOTHING.

That's right. All you need is a house to
become a happily earning homeowner.

If you own
one, two or even more



**We will help
you live the
life you always
dreamed of.**

SO LET'S GET STARTED, PARTNER.

Our onboarding process is
simple, quick and transparent:



Our real estate
specialist touches
base with you as
soon as possible.



We answer all your
queries and schedule
a property inspection
within 48 hrs.



Our specialist visits
your property and
discusses the
agreement with you.



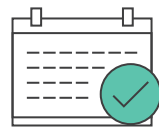
On reaching
consensus, we
sign a long-term
agreement.



We transform the
property into a
second home for
the tenants.



After it's ready,
we put up your
property details
on our website.



You start receiving
your rent by the
7th of every month,
without delay.

CONTACT US

If you are passionate about growth like us and want to become the homeowner with a true passive-income, please get in touch. We'll be happy to hear from you.

Email : ownersupport@stanzaliving.com
or log on to www.stanzaliving.com/partner-with-us

DO GOOD AND EARN.

Know a homeowner just like you, who needs us? Introduce us to them, and you too shall reap the benefits from every successful partnership.

₹5,000/-
for up to 2 rooms

₹10,000/-
for 3 rooms and more