



Starlex
Real Estate

Investment and Consulting

Presentation 2026

For owners

We help owners make the most of their properties with effective strategy and management

4. MAXIMUM REVENUES, PROFIT AND PROFITABILITY

Generating maximum monthly revenue
cash flow for the owner
Exit sale of property with maximum profit

2. PROPERTY IMPROVEMENTS

Identifying needed improvements
Financial modeling and cost budgeting
Attracting the most appropriate funding
Management of improvement work

3. EFFECTIVE MANAGEMENT AND MAINTENANCE

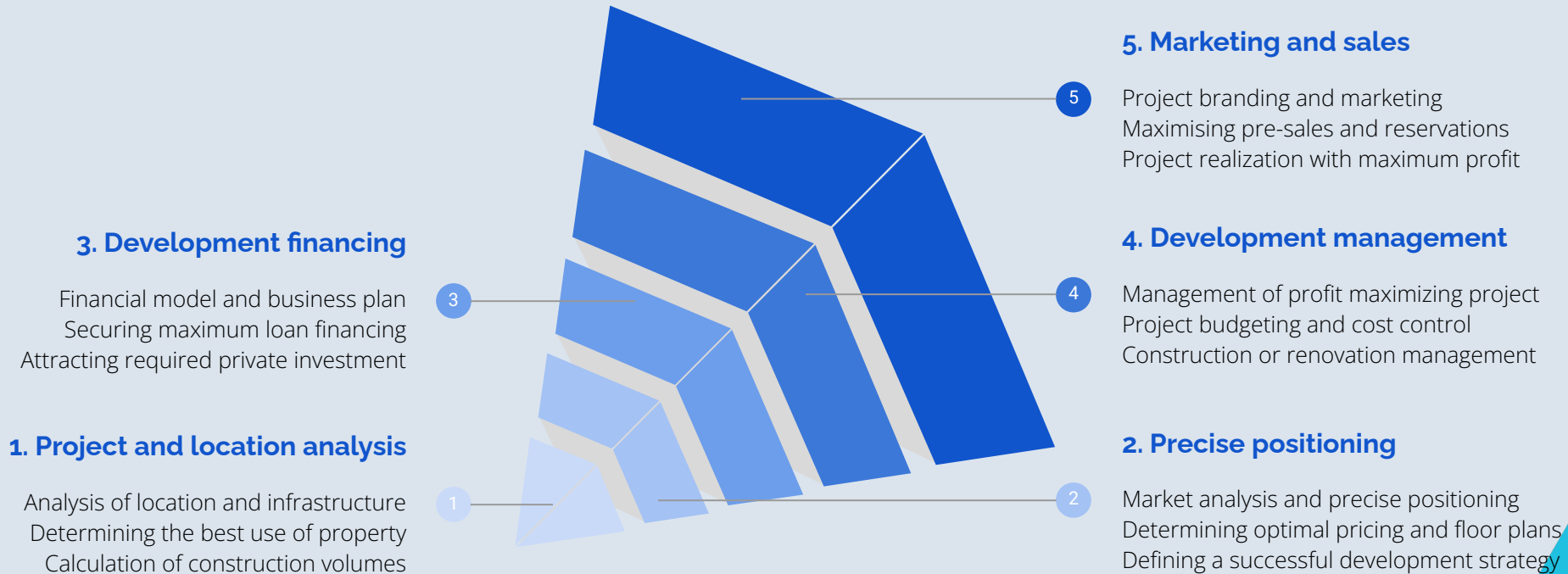
Property branding and marketing
Attracting most profitable tenants
Effective property management
Maintenance and operational cost control

1. PRECISE ASSESMENT AND STRATEGY

Property analysis for best usage
Market and competitor analysis
Optimal positioning and pricing
Effective development strategy

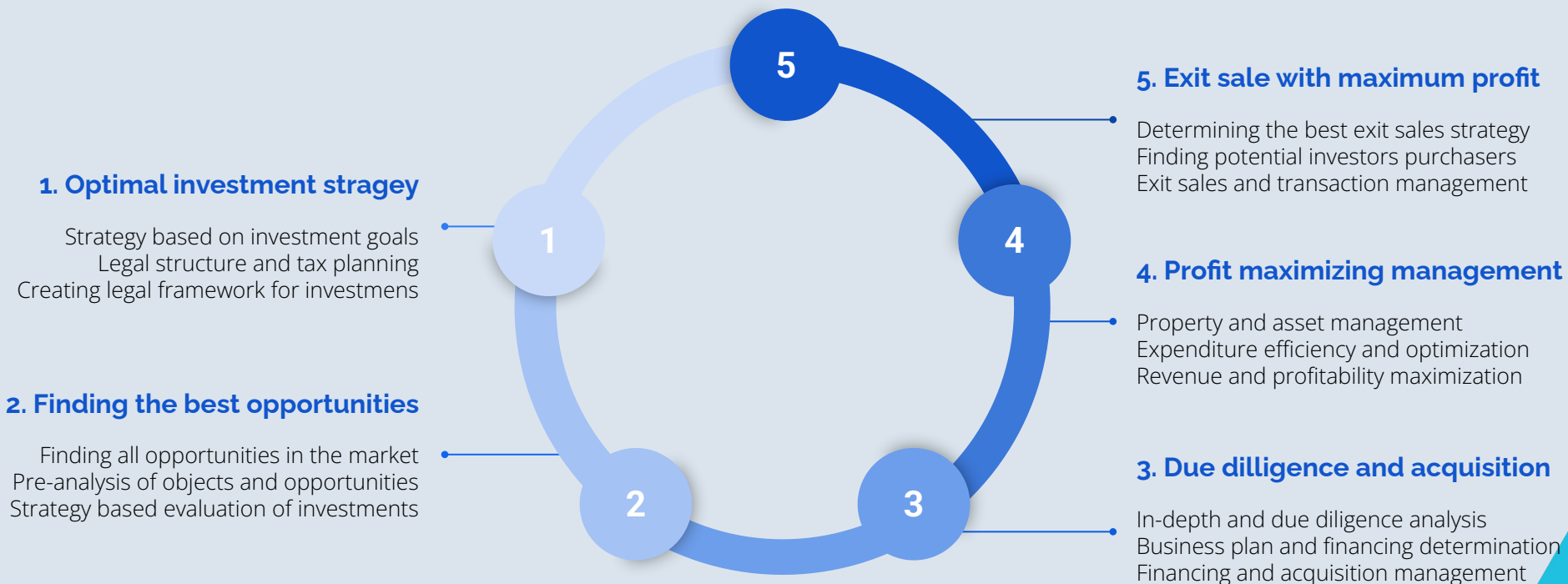
For developers

We help developers make the most of development projects with precise positioning and execution



For investors

We help investors make the most of their investments with accurate research and asset management



Strategic consultations



Strategy and financial analysis of investment projects

- In-depth financial analysis of investment and development projects with scenario analysis
- Financial modelling and
- Attraction of investments for development projects



Business plan and investment offer presentation, financing

- Project development vision with visual materials
- General market and competition analysis, pricing strategy, sales and marketing strategy
- Professional business plan and investment offer presentation



Market research, positioning, sales and marketing strategy

- Analysis of location's demand and supply
- In-depth analysis of competitive space, optimal project positioning in the market and location
- Pricing strategy, sales and marketing strategy and execution plan



investment and asset management strategy

- Evaluation of existing and potential cash flows
- Strategy for increasing asset value by raising cash flow - increasing income and reducing expenses
- Evaluation of investment in cash flow or development properties and due diligence

Marketing and sales services

Process management of lease and sales

Preparation of lease/sales contract package
Sales office, meetings and mediation,
cooperation with banks and other agencies

Organization of brokerage days

Qualitative organization of brokerage days
Use of Starlex client and cooperation partner
database



Marketing and lease/sales strategy

Project positioning, price strategy
Marketing and sales strategy,
consultation of apartment planning and interior

Branding and identity

Project visual and corporate identity
Photos, banners, outdoor advertising
Project homepage and brochures

Marketing activities

Professional and qualitative advertisements, marketing
activities in digital, printed, online media,
radio and television, outdoor advertising.