

Unlock your building's true potential

Adaptable living solutions for
ambitious builders.

Habyt is the largest flexible living operator worldwide

We are able to support the ambition of innovative real estate developers through our three established product types.



CO-LIVING

Small rooms in shared apartment with very high density to maximise your yield while providing an affordable, fun product for your tenants.

CO-LIVING



HOMES

Habyt is able to configure your building with small studios and traditional apartment in case you want to mix the unit type in your property.

HOMES



HOTELS

We have the ability to manage your mixed use buildings by adding a short term rental offering.

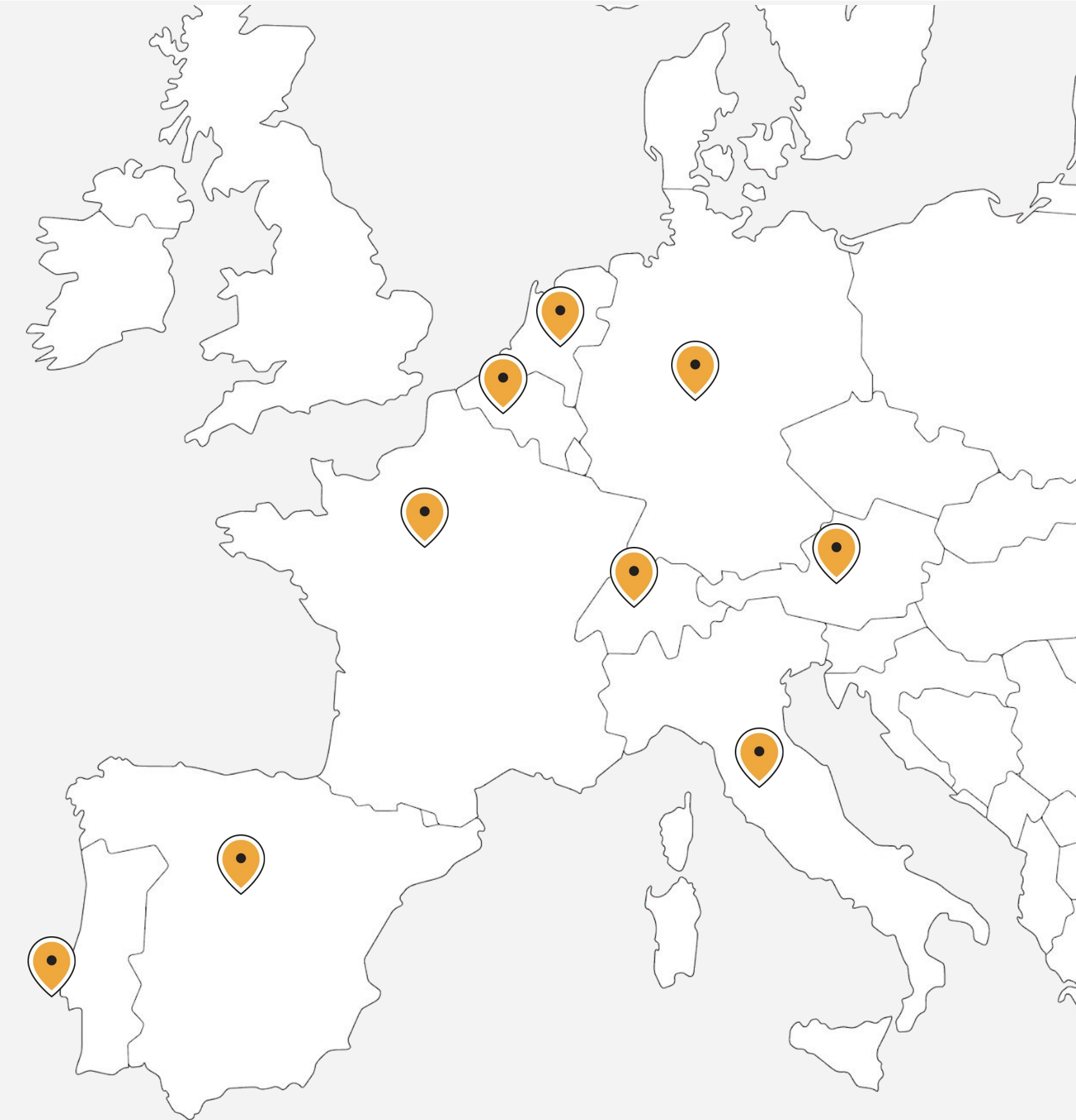
HOTELS

30,000 UNITS IN 2023

15 GLOBAL MARKETS

40+ LIVE CITIES

3 CONTINENTS



North America

Asia

Europe

Los Angeles
New York
San Francisco
Washington
Chicago

Miami
Dallas
Toronto
& more

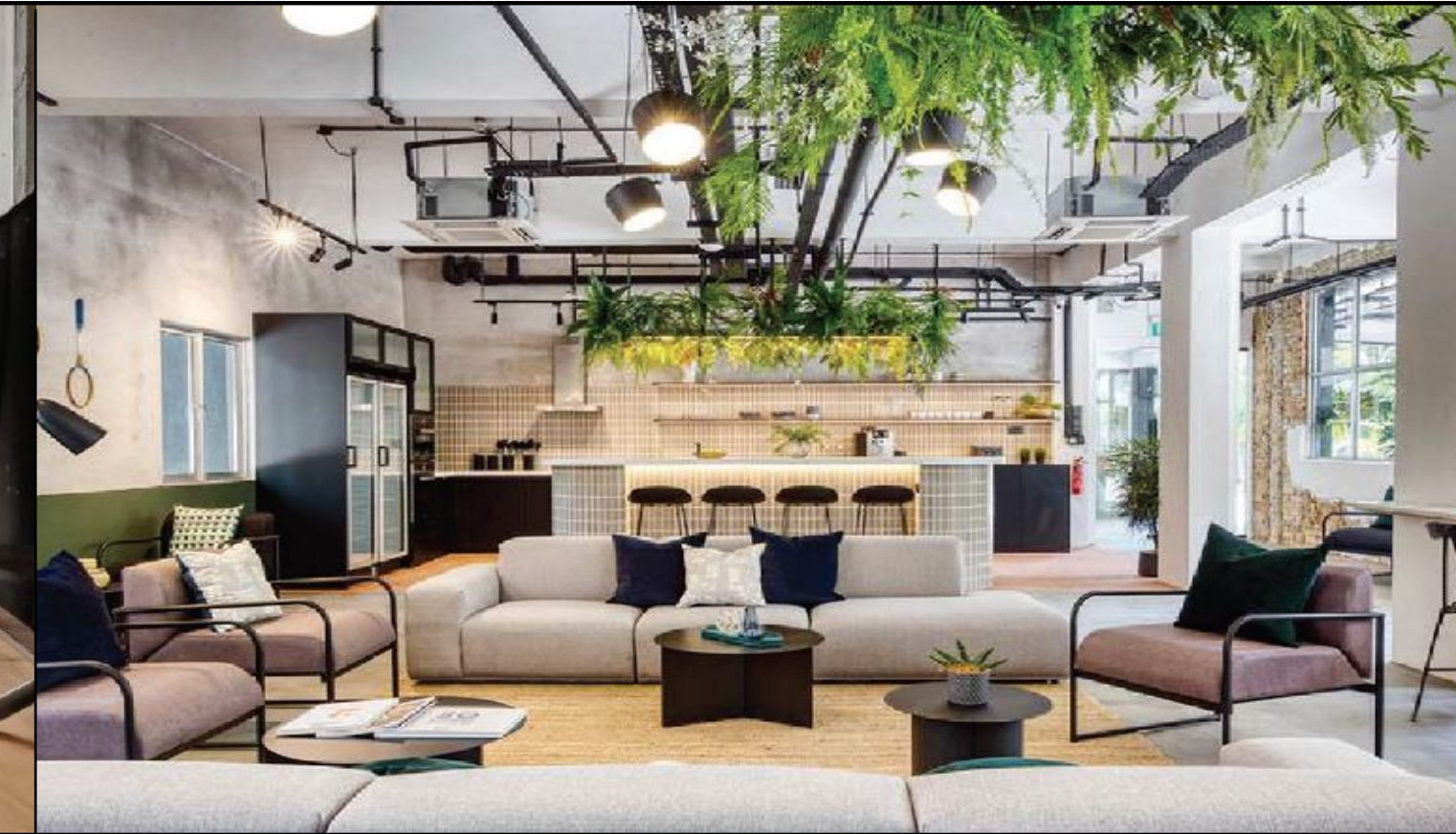
Japan
Hong Kong
Singapore

Germany
Netherlands
France
Austria
Belgium

Switzerland
Italy
Spain
Portugal

A beautiful product

To meet all the needs of young professionals



SCAN & DISCOVER
OUR BUILDING

Partnership Structure

A simple and efficient process to partner with Habyt

<p>OPERATING AGREEMENT STRUCTURE</p>	<p>TERMS</p>
<p>Contract type</p>	<ul style="list-style-type: none"> • Management agreement to maximize the return of the asset • Lease agreement to ensure a stable and guaranteed cash flow
<p>Contract duration</p>	<ul style="list-style-type: none"> • 10 years + option
<p>Asset size / number of beds</p>	<ul style="list-style-type: none"> • 2.500 m² – 12.500 m² / 100 – 500 beds
<p>Locations</p>	<ul style="list-style-type: none"> • Major global cities
<p>Asset type</p>	<ul style="list-style-type: none"> • Commercial or residential
<p>Free rent</p>	<ul style="list-style-type: none"> • Subject to deal evaluation
<p>Security</p>	<ul style="list-style-type: none"> • 3 months net rent deposit
<p>FF&E</p>	<ul style="list-style-type: none"> • Initial landlord contribution allows us to offer attractive rent levels above market

But there is more to come

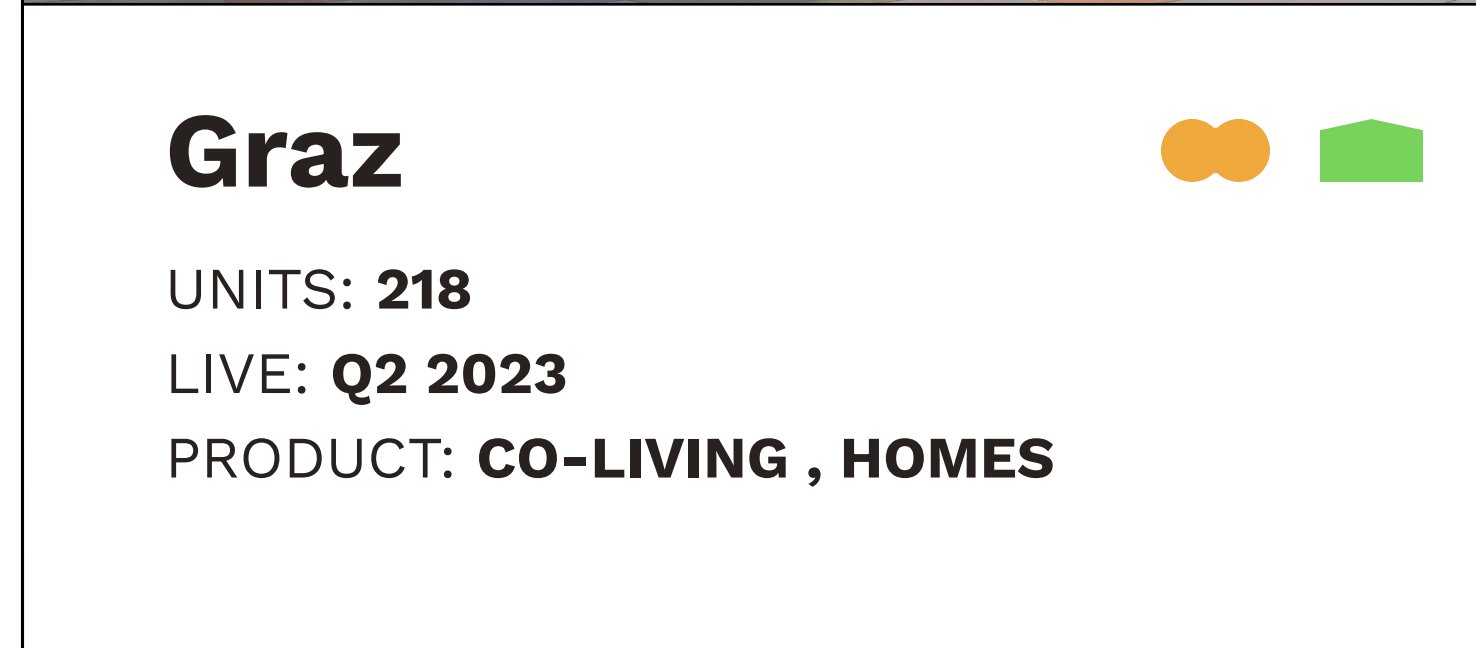
The currently signed pipeline of 16,000+ units will allow Habyt to diversify its portfolio and strengthen its position as largest co-living operator



Madrid



UNITS: **128**
LIVE: **Q3 2023**
PRODUCT: **CO-LIVING, HOTELS**



Graz



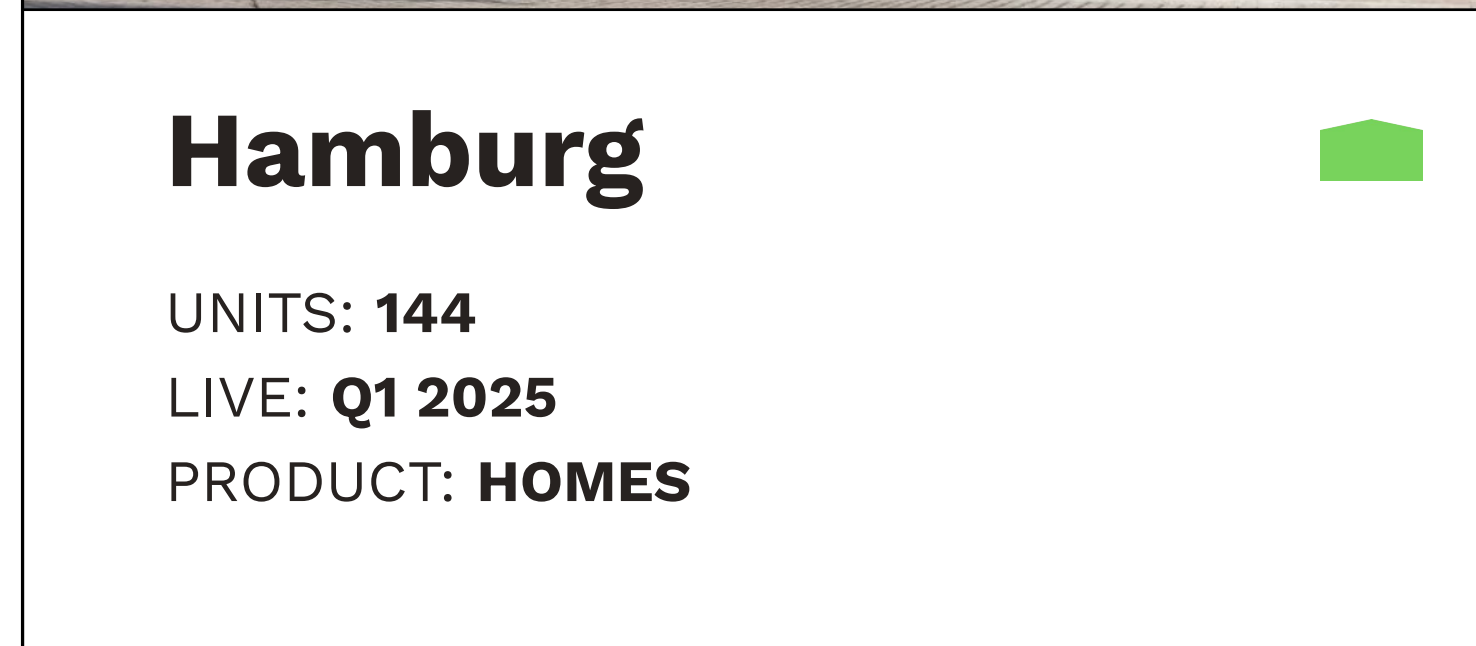
UNITS: **218**
LIVE: **Q2 2023**
PRODUCT: **CO-LIVING , HOMES**



Barcelona



UNITS: **786**
LIVE: **Q1 2025**
PRODUCT: **CO-LIVING, HOMES**



Hamburg



UNITS: **144**
LIVE: **Q1 2025**
PRODUCT: **HOMES**



We are the consolidator in the market

Unparalleled operating expertise and stability driven by the acquisition of the best former-best in class local operator

SELECTED M&As

2021



QUARTERS

Habyt acquired QUARTERS and, gaining market leadership in Germany and The Netherland and making Habyt the largest player in Europe.



2022



HMLET

Habyt merges with Hmlet, the biggest Asia Pacific co-living company, to drive forward a revolution in how we live and work.



2023



COMMON

Habyt & Common merges to gain presence in Northern America and together forming the largest co-living operator worldwide.



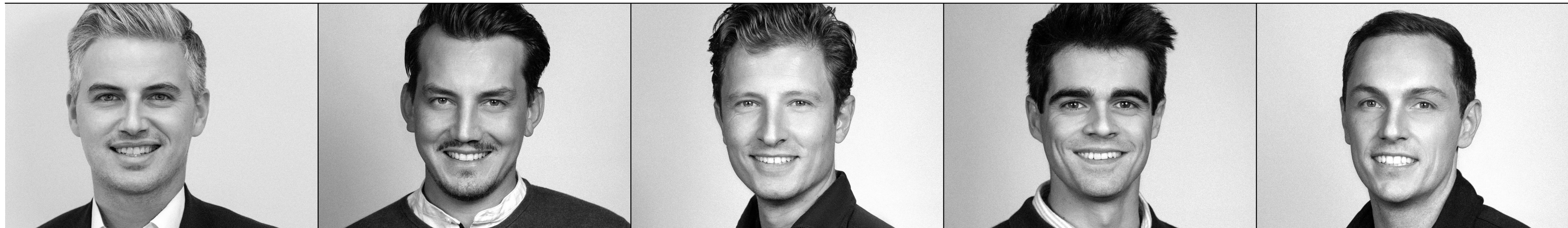
We work with strong partners

Track record of institutional real estate landlords, who have been working with and trusting us for years



Habyt's EMEA expansion team

Meet the team responsible for the EMEA region



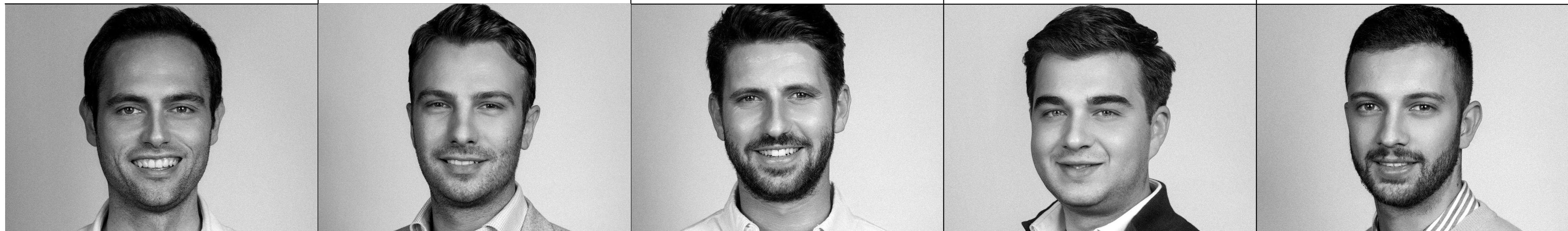
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