



The digital backbone for efficient property management



A complex and expensive PROBLEM

Too many administrative and community issues

Building managers juggle maintenance, complaints, payments, and resident requests—all at once.

Limited time, rising labor costs

Every request depends on human intervention, making it slow and expensive.

Manual, repetitive tasks slow everything down

From processing payments to handling complaints, inefficiency is the norm.





Outdated and inefficient SOLUTIONS

Dependence on Excel
spreadsheets for **manual
tasks.**

Complex SaaS with steep
learning curves.

Mobile Apps for residents with
low adoption.





Automate Work, Elevate Service: Our 3 AI Agents

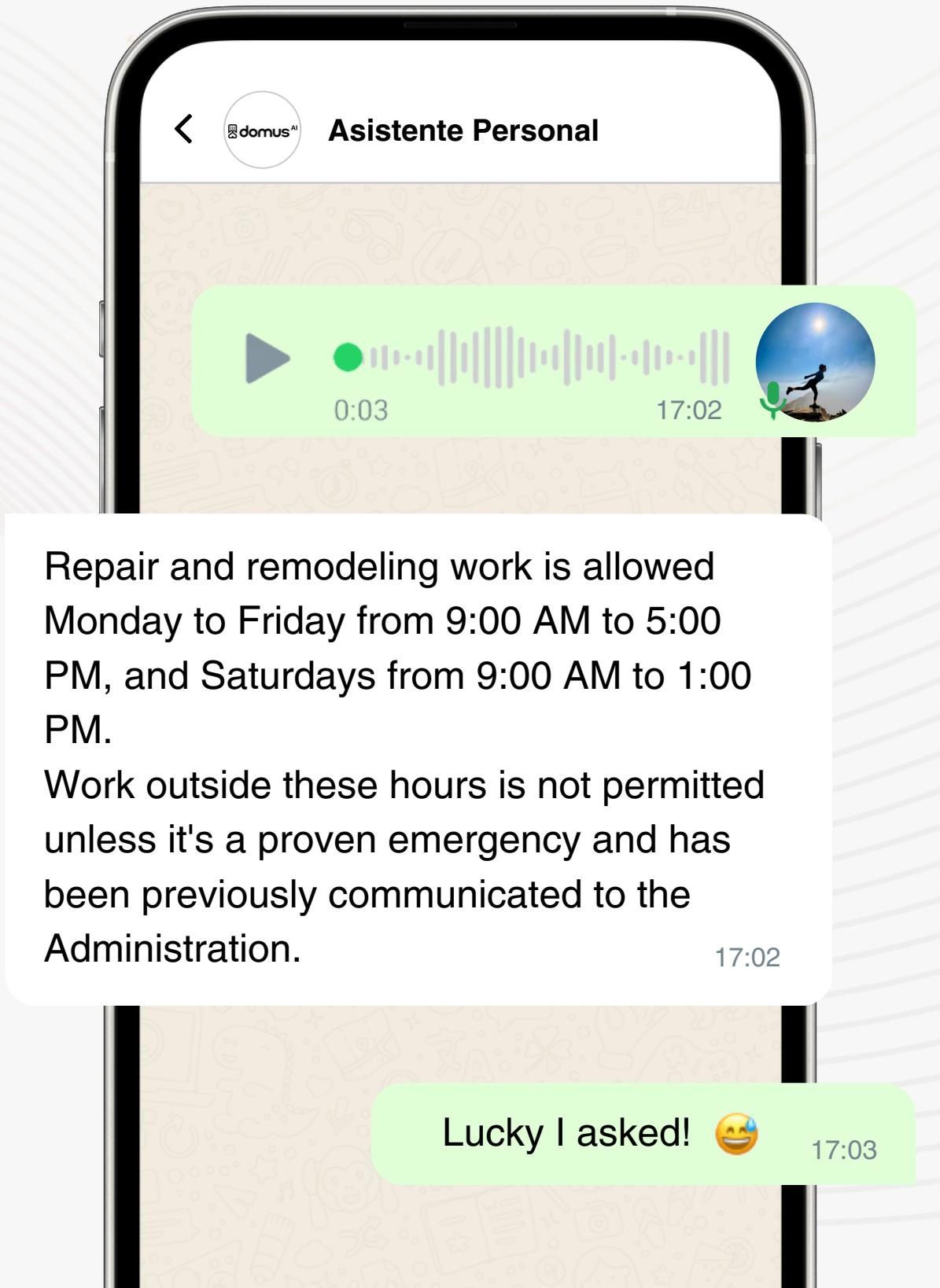
Reduce manual work, allowing companies to serve more customers with the same team—while effortlessly keeping residents happier, directly on WhatsApp.



As the global population grows, so do buildings—and they rarely disappear; they're just replaced by bigger ones. All these buildings need management, and AI agents are ideal for it instead of humans using SaaS.

Simplifying everyday life for residents

- ✓ Answers inquiries about rules & regulations
 - ✓ Tracks visits & incidents
 - ✓ Handles common area bookings
 - ✓ Sends timely reminders
- ⌚ **Time saved:** Residents & staff save 95% of time spent on coordination & follow-ups.
- ⚡ **Impact:** Fewer complaints, smoother communication, and improved resident experience.

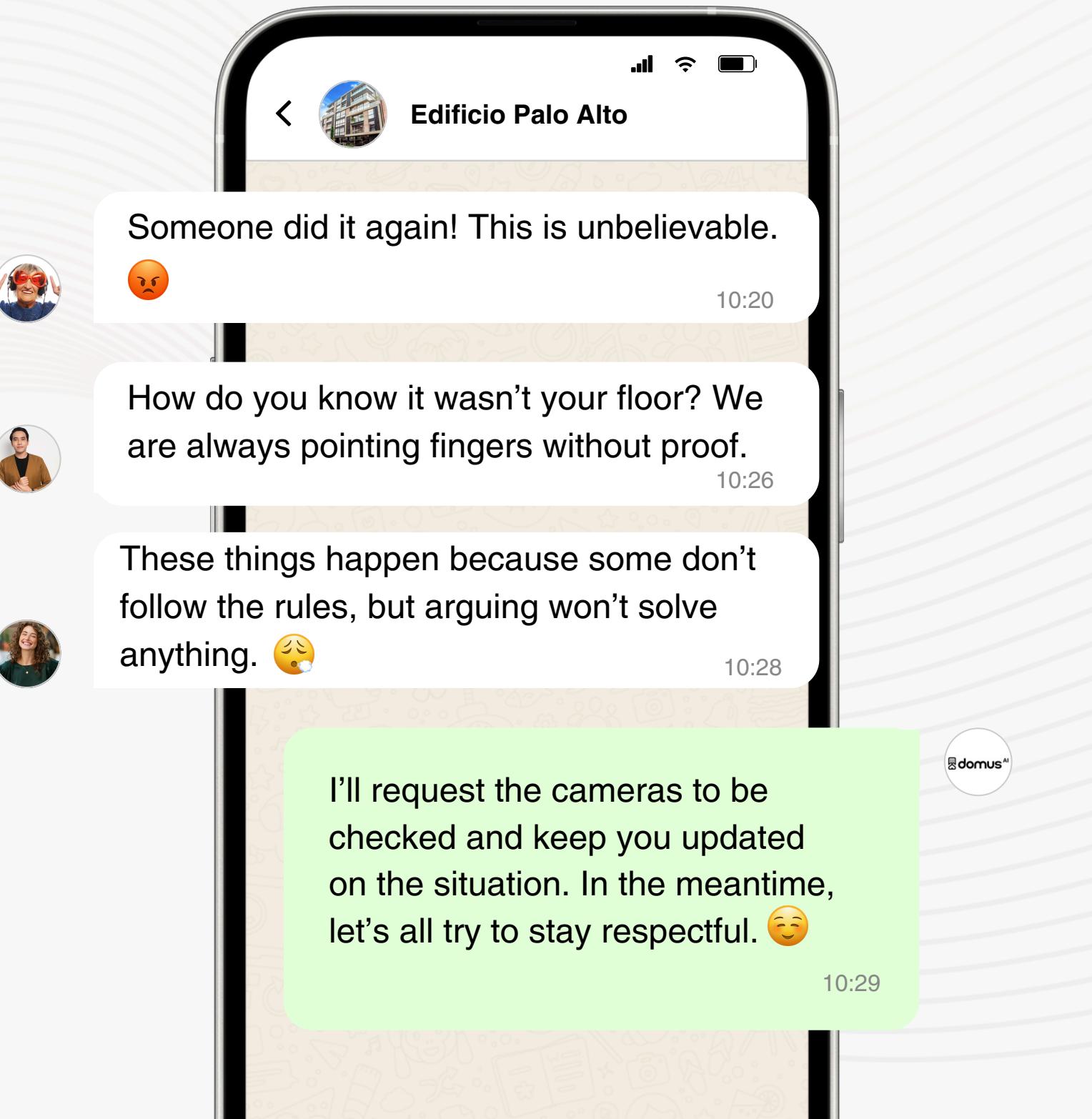


Keeping communities organized & conflict-free

- ✓ Moderates WhatsApp groups
- ✓ Ensures fair & neutral communication
- ✓ Learns, remembers & suggests solutions

⌚ **Time saved:** Reduces 100% of unnecessary messages & admin interventions.

⚡ **Impact:** A more engaged and harmonious community, with fewer disputes.

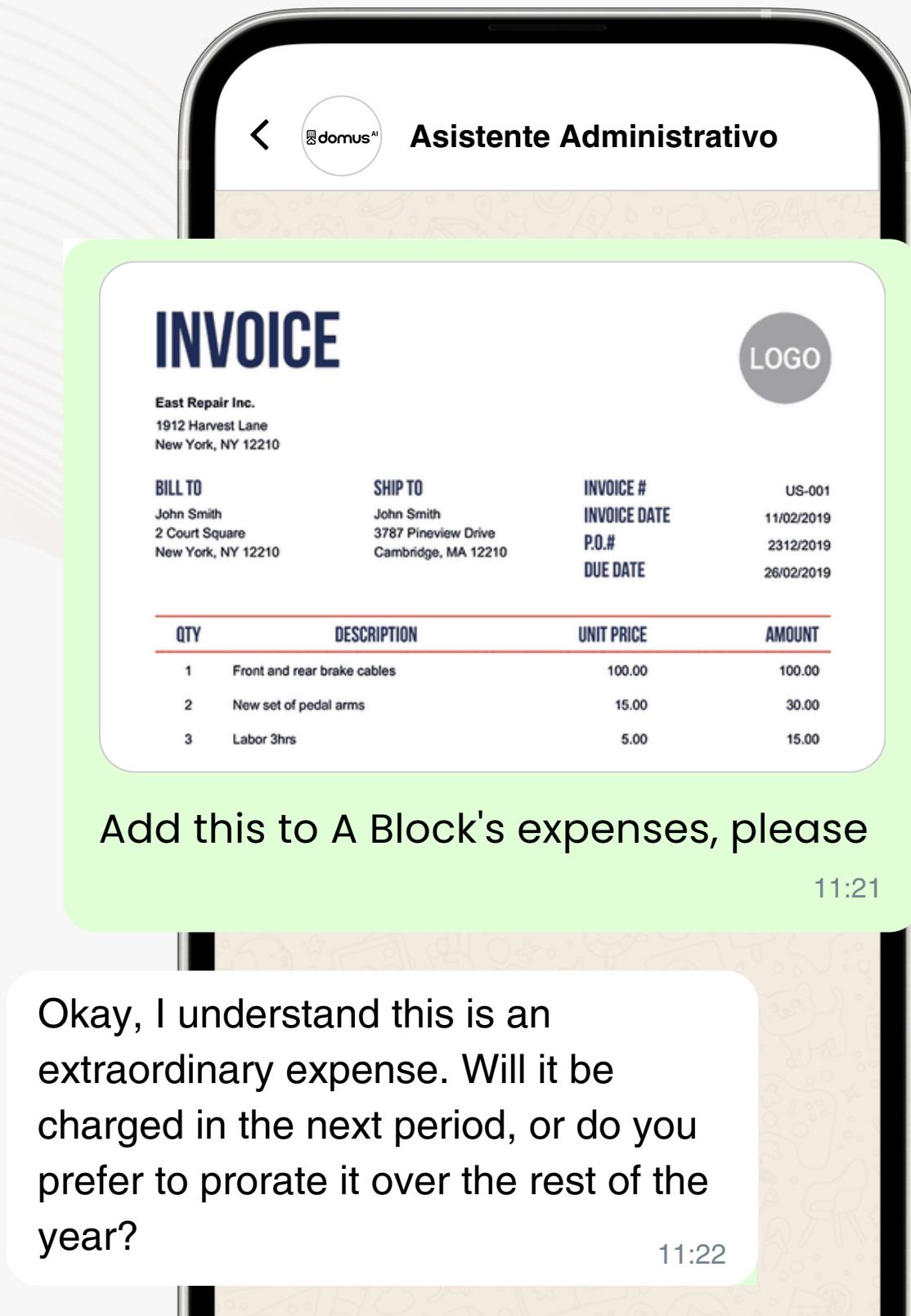


Automating finances & admin work for property managers

- ✓ Handles income & expenses
- ✓ Manages maintenance fee collection
- ✓ Tracks water consumption
- ✓ Automates repetitive tasks

⌚ **Time saved:** Property managers save 70% of time spent on financial & admin work.

⚡ **Impact:** More efficiency, fewer errors, and a higher retention rate for property managers.





Ñuqaqa willkañanata kutichiy



Registra mi visita

16:51



I wanna use the gym



6:30

No hassle, no downloads – everything just a message away.



Envía recordatorio a los deudores

9:10



Resuelve incidencia ascensor

12:33



Llegó la visita del 1703 torre B

20:50





Administrative Platform

The AI-Powered Control Center

The screenshot displays the 'Cuota de Mantenimiento' (Maintenance Fee) module. At the top, it shows summary statistics: 0 Pagos Recibidos (Payments Received), 0 Por Validar (Pending Validation), and S/ 0.00 Recaudado (Collected). A message box indicates 'No se ha añadido el valor que debe' (The value that should be added has not been added). Below this, a table lists maintenance fees for four departments:

Dept.	Resident	Emi. Cuota M.	Monto Pagado	Por Validar	Deuda
101	Sin residente	S/-	S/-	S/-	S/-
102	Sin residente	S/-	S/-	S/-	S/-
103	Sin residente	S/-	S/-	S/-	S/-
104	Sin residente	S/-	S/-	S/-	S/-

On the left sidebar, the 'Contabilidad' tab is selected, along with other modules: Visitas, Incidencias, Contadores, Reservas, Lavandería, Áreas comunes, Delivery, Residentes, and Chat.

The screenshot displays the 'Incidencias' (Incidents) module. It shows a list of incidents under the 'En Proceso' (In Progress) category. Each incident entry includes a status badge ('Nuevo' or 'Resuelto'), priority level ('Alta' or 'Baja'), and a brief description. The first incident is about an elevator being out of service.

Estado	Prioridad	Descripción
Nuevo	Alta	El ascensor del edificio ha dejado de funcionar desde la mañana de hoy. Al intentar llamar el ascensor, las luces de los botones parpadean pero no se desplaza a ningún piso. Este problema está afectando a los r...
Resuelto	Baja	Último piso del edificio
Nuevo	Alta	El ascensor del edificio ha dejado de funcionar desde la mañana de hoy. Al intentar llamar el ascensor, las luces de los botones parpadean pero no se desplaza a ningún piso. Este problema está afectando a los r...
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A \$190Bn Market Opportunity—1 Billion Units to Manage



Total Market: 1 Billion+ units in targeted countries



Initial Focus: 91M units in US, IT, FR, SP, BR, MX, PE



Revenue Potential: \$190Bn ARR



BUSINESS MODEL

Monthly Building Subscription

Simple & Scalable Pricing per Apartment

LATAM - MEA

USA - EU



Trial:

Essential AI Agents

USD 0.60

USD 1.00



Post- Trial:

Enhanced AI Agents

USD 3.00

USD 6.00



Full automation:

Full Agentic AI Automation

USD 6.00

USD 12.00



Coming in **2025**

v2 | Personal Assistant

- v2 Essentials Functions
- Phone calls integration

new | HOA Assistant

- Audits administration
- Suggests improvements and voting
- Handles bidding autonomously

v2 | Community Assistant

- Advanced proactivity
- Coordinates services with third parties

B2C new | Airbnb Assistant

- Supports guests autonomously
- Coordinates check-ins autonomously
- Manages cleaning and repairs

v2 | Administrative Assistant

- Automatize workers' wages
- Automatize finance conciliation
- SaaS Agentic Integration

B2C new | Rentals and Sales Assistant

- Drafts and renews contracts
- Collects rent payments
- Posts listings on real estate platforms



Top Competitors

Elise^{AI}

Scope & Specialization

Broad multi-channel automation (*weak impact on specific processes*)

Integration Capabilities

Supports multiple channels (*no deep system integration*).

Depth of Automation

Broad automation (*no advanced execution*).

Efficiency & Scalability

Broad industry coverage (*limits specialized efficiency*).

Super.

Limited to basic conversational interactions.



Focused on automation (*lacks product depth*).

domus^{AI}

Specialized in property management; executes complex admin tasks beyond conversations.

Built for property management; integrates seamlessly with operational tools.

End-to-end automation, removing the need for additional staff.

Replaces manual admin tasks, enabling faster service and growth.



Execution, Scale & Tech to become the next status quo for cities.



Samuele
CEO & Co-Founder



Piero
COO & Co-Founder



Andrés
CTO & Co-Founder

Former
idisac
SERVICE Spin-off CEO
to 110x growth, USD 10K to 1.4M
AR in 4 years

3x Founder

Former
MAG Chief Operating Officer
Managed +\$1M ARR at a Zoho
Premium Partner

2x Founder

Former
LEASY
wynwood* Mobile Team Leader
Developed 20+ mobile apps, MSc in
AI.

4x Founder