
VONDER
#BELOCAL

WHAT IS VONDER?

VONDER IS AN ALL-IN-ONE LIVING PLATFORM, CATERING FOR THE MILLENNIAL TASTE.

We are currently active in London, Berlin, Warsaw and Dubai, with the US and more European cities coming soon. We offer over 2,500 operational units. By the end of 2021, we will have over 6,000 contracted units.





MAXIMUM CONVENIENCE

WE'VE REINVENTED THE MILLENNIAL'S LIFESTYLE WITH A FLEXIBLE, SEAMLESS AND INCLUSIVE PRODUCT.

Our properties are designed for convenience and ease with on-site amenities and facilities such as fitness studios, co-working spaces, cafés, private cinemas, rooftop terraces and so much more.

These spaces, alongside our digital platforms, are where our vibrant community comes together to participate and engage in a variety of wellness, social and networking events. Our curated content and activities enrich the lives of Vonder members, offering invaluable opportunities to connect and build professional skills.

OUR BRAND PROMISE

FOR LANDLORDS

- Long-term master lease
- Immediate increase in value with higher multiple of rent
- No bad debts, no arrears
- Transparency
- 6-month bank guarantee
- No vacancies and zero management costs
- High quality tenant base





OUR BRAND PROMISE

FOR MEMBERS

- Hassle-free living
- Safe, secure and hygienic spaces
- Curated content, events and experiences
- Fully furnished, all-inclusive – “one stop shop”
- Flexibility on contract duration and termination

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CREATE YOUR OWN NETWORK AND OPPORTUNITIES.

Our product is crafted around the local community, with an average tenancy of 405 days. Our members are provided with a built-in community and support team to offer help and advise them throughout their stay.

Vonder K55, Berlin

PROFITABILITY

VONDER’S UNIQUE PRODUCT CURRENTLY COMMANDS 20-30% PREMIUM TO MARKET.

Vonder has shown its ability to generate profitable unit economics. This is derived from superior design and the all-inclusive nature of value add-on services. Dedicated technology supports the efficiency of all Vonder operations and communications, maintaining the quality of services and a high level of member satisfaction.





TECHNOLOGY

THE VONDER APP: A MOBILE-FIRST USER EXPERIENCE

Our app allows members to control all things Vonder - from their keys, to booking events and co-working spaces. Non-members can use the app to explore Vonder locations, book apartments, read our magazine and learn more about us.

- Personalised dashboards
- Online booking & referencing
- Maintenance, laundry & grocery services
- Smart home with door controls & BMS
- Events platform
- 360 virtual tours & digital viewings
- Amenities & cleaning services
- Dedicated chat & communication platform
- Deposit management
- Digital concierge & much more

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VONDER NUMBERS

4 Cities	**4430 Apartments** (live & contracted)	**9.5 Months** Average Tenancy Length (before renewals)	**50K Vonderers**
4 Countries	**30 Properties** (live & contracted)	**Over 95% Operational Occupancy**	**€1.5 bn AUM**

OUR LOCATIONS

Berlin

- Vonder K55
- Vonder Bismarckstr.
- Vonder Kurfürstenstr.
- Vonder Stralauer Allee
- Vonder Rückerstr.

267 Units

Warsaw

- UpRiver by Vonder
- Dubois by Vonder

Coming soon:

- Sky Reach
- Bielany

1580 Units

London

- Vonder Hill
- Vonder Shoreditch
- Vonder Village
- Vonder Skies
- Vonder Zenith
- Vonder Finchley
- Vonder Kew
- Vonder Kensington
- Vonder Broad House
- Vonder Hotels
- Wimpole
- Canfield Gardens

Coming soon:

- Vonder Wembley
- Vonder Hackney
- Vonder Battersea
- Vonder Canary Wharf
- Vonder Greenwich
- Vonder Belsize

1783 Units

Dubai

- Vonder City Walk
- Vonder Bluewaters

Coming soon:

- Vonder Safeer

600 Units

Dublin (Q4 2021)

- Vonder Archway
- Vonder Fredrick St.
- Vonder Mary St.
- Vonder Pembroke

200 Units

EXPANSION PLANS

FUTURE GROWTH



Current Cities

London
Berlin
Warsaw
Dubai

Coming Soon

Dublin (Q4 2021)
Miami
Boston
Atlanta
New York
Amsterdam
Barcelona
Budapest
Copenhagen
Leeds
Liverpool
Manchester
Paris
Porto
Thessaloniki

OUR CORE VALUES

THE VONDER SIX-PACK

At Vonder, we've created a global, entrepreneurial atmosphere and community. Both staff and members lean on the following six core values:

Togetherness
We are all, awe are one.

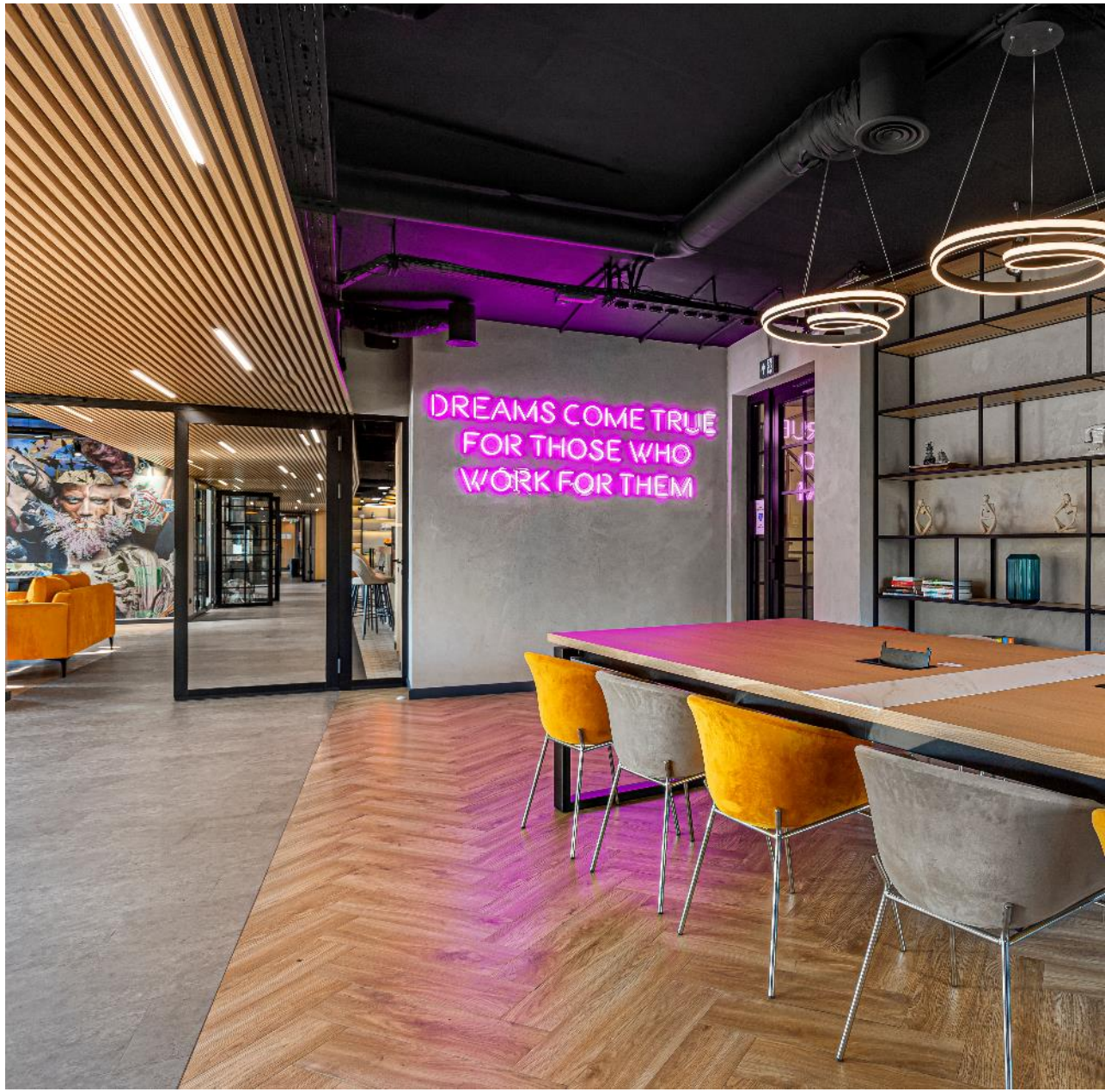
Entrepreneurial Minds
Be bold, be pro-active.

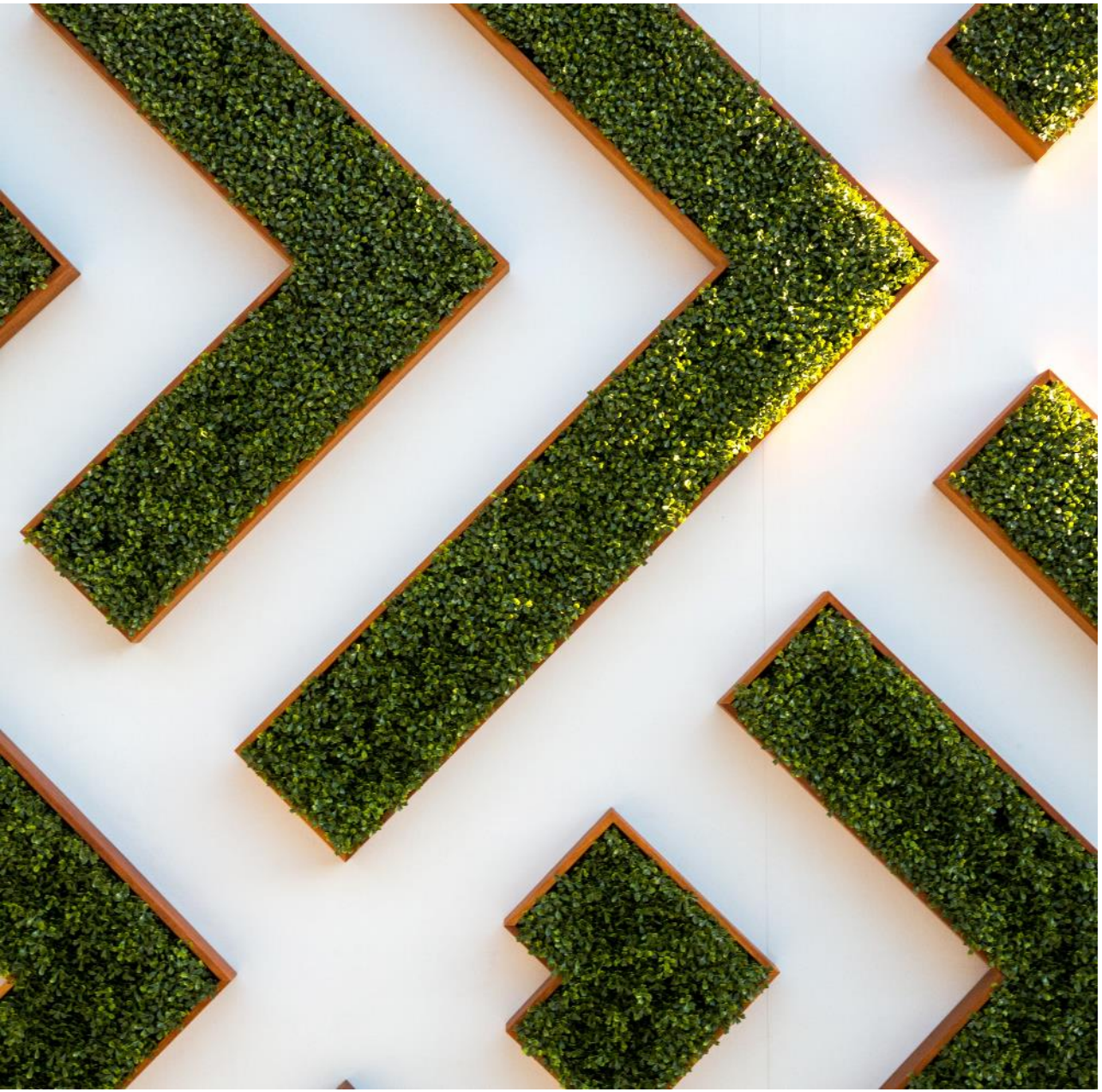
Outstanding Quality
What we do, we do well.

Integrity
Do what you say.

Continuous Improvement
Never Settle!

Trust
You're in good hands.





SUSTAINABILITY

WE ARE SOCIALLY & ENVIRONMENTALLY RESPONSIBLE. SUSTAINABILITY IS OUR TOP PRIORITY.

We are environmentally conscious. We provide locally sourced, recyclable and eco-friendly materials, while introducing our tenants to local communities. We have the highest green credentials, standards and policies in place.

OUR HOMES



Vonder Shoreditch, London





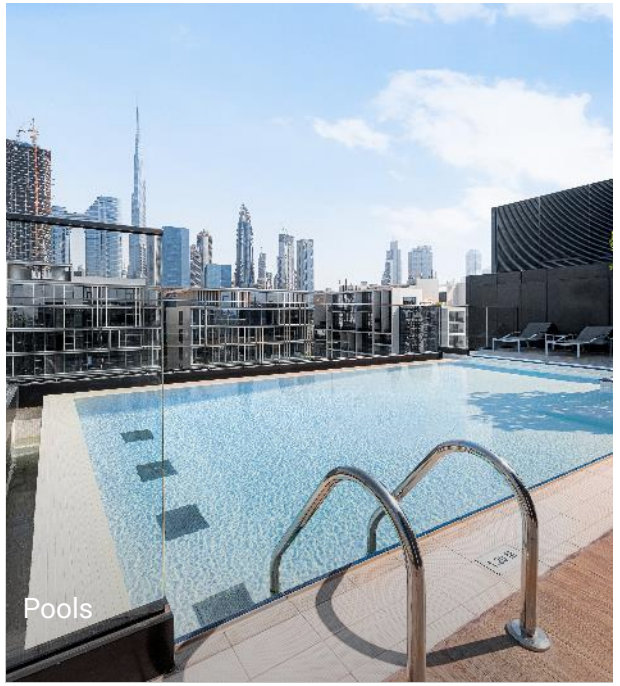




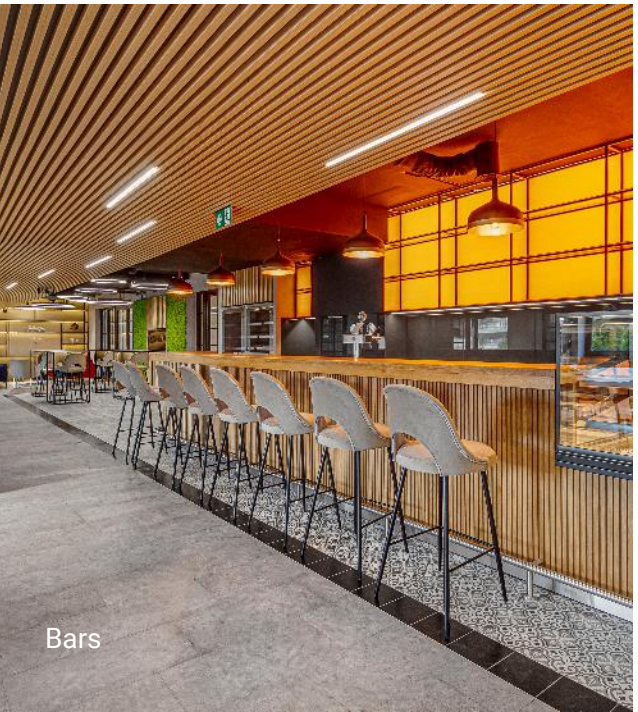


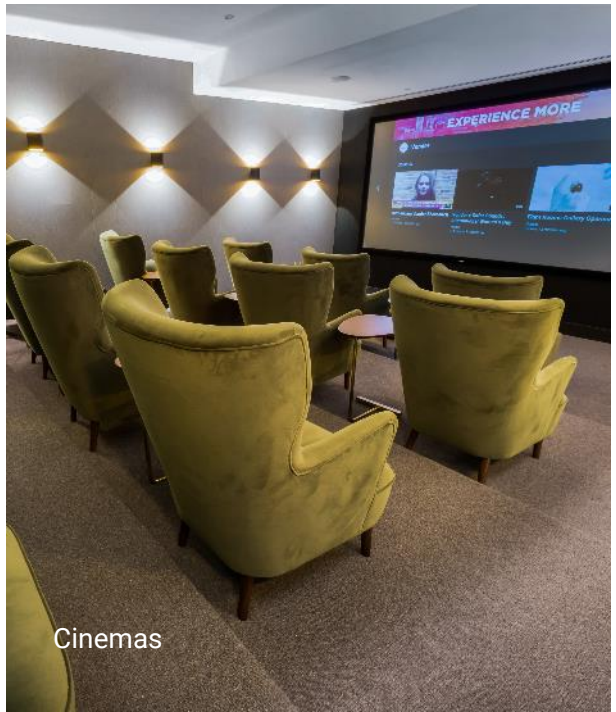
OUR AMENITIES













OUR HOTELS



Vonder Hotel Kensington, London

OUR HOTELS













LRC GROUP

THE LRC GROUP IS A PRIVATELY HELD INVESTMENT AND MANAGEMENT FIRM

- **1995** established
- **700** assets under management
- **€6+ bn** acquired assets
- **8** international offices
- **16,000** residential units
- **2.8M SQM+** commercial space
- **30 hotels** under management - Amaris Hospitality

LRC Group



INTRODUCING

OUR MANAGEMENT TEAM



TOMER BERCOVIZ

Co-Founder, CEO

Former Head of Real Estate *Labtech London limited & Camden Markets*, Head of Asset Management *Vitania Ltd*, Director of Business Development and Assets *SGS Building Co.*



FRASER MCLAREN CA

CFO

CFO of Amaris Hospitality; Former UK CFO of KPMG Crimsonwing; 10 years Turnaround&Transformation Specialist Big4



NADAV ZOHAR

Strategic Advisor

Former CEO *Morgan Stanley Europe*; Vice President *M&A Lehmann Brothers,* VC of Corporate Development at *Gett*

INTRODUCING

OUR PARTNERS

























































