



NEWSLETTER

Edition - 1

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FOUNDER'S DESK

Dear Friends,

Congratulations to all our esteemed stakeholders on the inaugural edition of our monthly newsletter.

Going forward, this newsletter will be a medium to inform our stakeholders on the various initiatives that Justo+Blox have undertaken across various aspects of its business growth like new project acquisitions, newer geographical expansion, resource hiring and new business initiatives that would help us to serve our esteemed clients effectively.

This newsletter will also be a medium to praise and honour the determination, commitment and dedication of each of our team member, who are the real driving force behind the success of our company.

With Justo and Blox joining hands, the technology and marketing functions will significantly strengthen to deliver superior performance to the stake holders. The trust of our increasing Developer Community is a true testament of our dedication, our offering and our mission.

With this newsletter, we hope to provide you all with a glimpse into the heart of our company.

Thank you
Pushpamitra Das

**JUSTO + BLOX
WILL BE AN
ALL-ENCOMPASSING
SERVICE PLATFORM
FOR DEVELOPERS
- ADITYA JHAVERI**



Aditya Jhaveri
[Founder & CEO of Blox]

With Justo and Blox as partners, we have embarked on a new growth path and I am confident that our partnership will redefine the basic tenets of Real Estate Services and we will pioneer in offering holistic solutions to assist Developers in all their efforts.

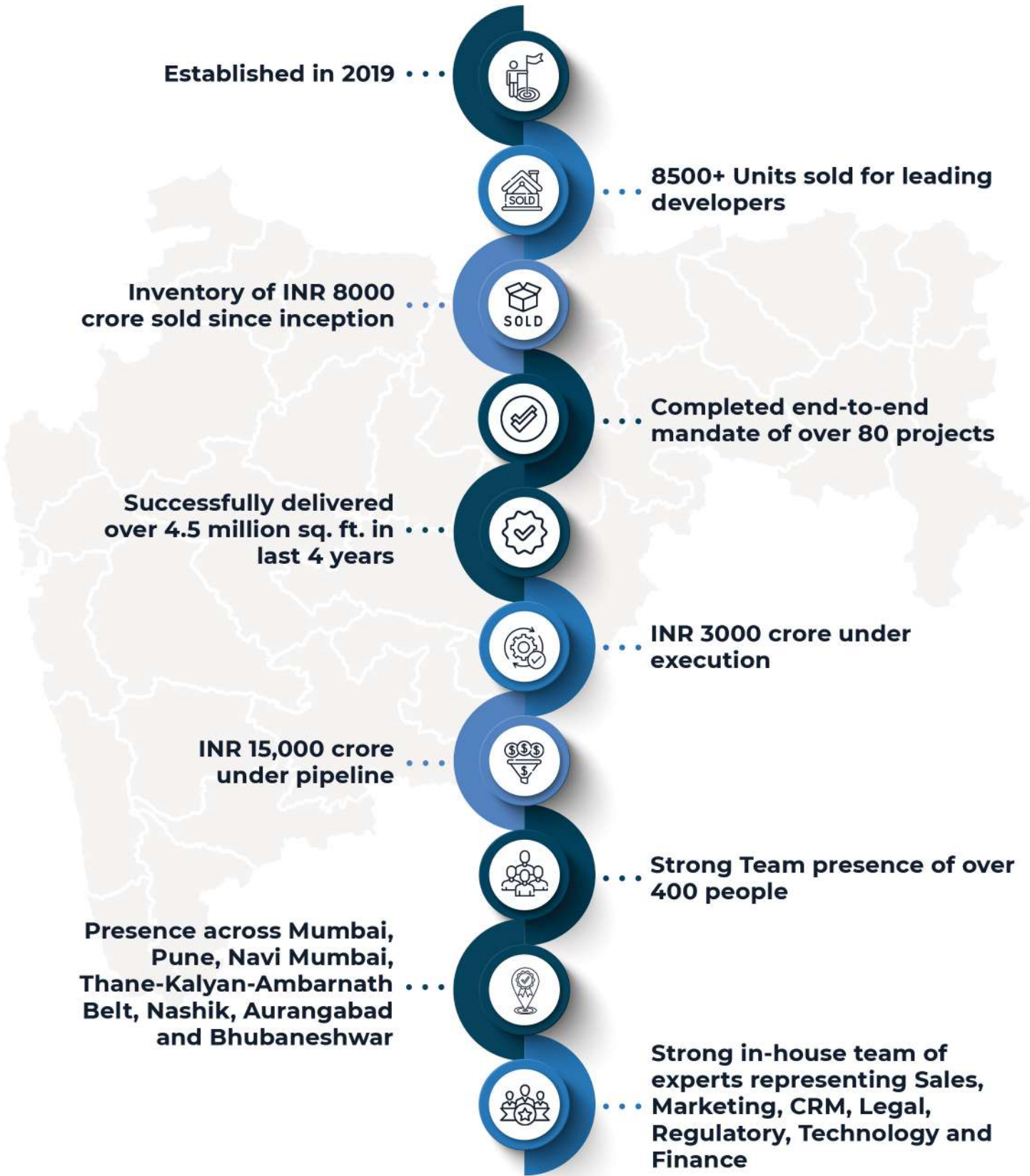
Our data driven approach merged with human intelligence has given us the edge in driving and closing sales across our projects faster and this is validated with the number of projects we have successfully managed in the last 4 years of our inception across Mumbai, Navi Mumbai, Thane-Kalyan-Dombivli-Ambarnath belt and Pune. We have strong plans to expand to newer territories across India and also to expand our service offerings across RE segments.

With Justo+Blox as a strong team, we will soon announce new business verticals that are designed to meet every expectation of our esteemed clientele from basic business support to funding requirements; and help him construct & deliver his projects without any hindrance.

It's a new beginning for Justo+Blox, and together we will build a company that delivers value for every stakeholder associated with us.



JUSTO MILESTONES



PARTNERING WITH DEVELOPERS FOR SUCCESS

We, at Justo, are a one-stop-shop to help Developers with every service that they would need to complete their project without any hindrance.

As their trusted partners, we come equipped with a team of experts across important business functions like Marketing, Sales, CRM, Finance, Legal, Regulatory and Technology amongst others.

We, in certain cases, also assist Developers in raising funds to help them complete and deliver their projects as promised.



Over the years, Justo has contributed immensely in the success and growth of numerous real estate developers across Pune, Mumbai, Navi Mumbai, Thane-Kalyan-Ambarnath belt and Bhubaneshwar.

OUR SUCCESS STORIES...

Till date, we have successfully managed & delivered over 80 projects across multiple locations with an inventory of over 8000 units valued at INR 8000 crore.

At present, Justo+Blox has an active inventory pipeline of nearly INR 15,000 crore.



KAKAD LA VIDA

Location - **Balewadi, Pune**
Number of Units - **250**



LIVIENCE ALEENTA

Location - **Baner - Pasan Road, Pune**
Number of Units - **234**



RIVERWOOD PARK

Location - **Kalyan - Shil Rd, Thane**
Number of Units - **605**



SATYAM NEXTLEVEL

Location - **Kharghar Central, Navi Mumbai**
Number of Units - **350**

OUR SUCCESS STORIES



THE HIGHGATES

Location - **Hadapsar, Pune**
Number of Units - **100**



PARANJAPE GLORIA GRAND

Location - **Bavdhan, Pune**
Number of Units - **121**



KONNARK HIGHCASTLE

Location - **Giravale, Panvel**
Number of Units - **150**



METRO SATYAM

Location - **Upper Kharghar, Navi Mumbai**
Number of Units - **260**

HR CORNER

With every evolving organization, the only constant is change. And we are now bringing in the change with newer policies that are people oriented.

As we grow geographically and in numbers, we are introducing newer processes that are designed to help our people learn, earn and grow in their respective fields. To improve business efficiency, maximizing people strength, streamline operations and manage risks, we have employed processes that are essential for creating a dynamic workplace. We believe and are working towards building a framework that is people centric, a corporate structure that addresses all concerns and an effective system that recognizes efforts and rewards all achievements.

We will continue to introduce more people driven initiatives and create opportunities and avenues for growth for every member of our Justo-Blox Family.

For any query or suggestions, please connect with us at icom@justo.co.in

REWARDS & RECOGNITION



PUNE IS THE MOST PROFITABLE LOCATION FOR REAL ESTATE INVESTMENTS - NITIN PARDESHI

The quaint city of yesteryears is now a buzzing metropolis and Pune, the IT hub of India and Education capital of Maharashtra, has seen a huge transformation in the last two decades. With the growth of IT industry and the increasing preference of students for advanced education, Pune residential and retail real estate markets have seen exponential growth and this growth will continue to evolve in the coming decades too.

From a retirement home tag, Pune has become a strong real estate investment destination. The Pune Real estate market has grown at a CAGR of nearly 20% over the past 5 years, and registering an astounding CAGR growth of 55% post pandemic and there has been a steady annual price appreciation, barring the pandemic period. But post pandemic, the growth of the price point has risen to the pre-pandemic levels and are witnessing a steady increase there-on.



Nitin Pardeshi

[Director - Sales & Marketing at Justo RealFintech]

The top reasons for the growth of Pune Real Estate investments are:

- Is considered one of the most profitable locations for investments
- Entry price points are still low compared to Mumbai with better ROI
- Is home to the Best Education Institutions of the country
- Has one of the fastest developing IT industries in India
- Has strong Automotive, Engineering, Retail industry amongst others
- Has a perfect blend of culture and modern outlook

Kharadi, Baner, Balewadi, Hinjewadi, Pashan, Bavdhan and Hadapsar have strong housing demands.

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PUNE: A GLIMPSE INTO OUR HISTORY

The residence of Peshwa Bajirao II is a luxurious mansion spread over an area of over 20,000 sq. ft. Built in 1807, this mansion is a three storied structure that boasts of exceptional woodwork. Located at Sadashiv Peth, it is open for tourists and attracts no entry fee.



VISHRAMBAUG WADA

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