



Unit Space

Hi-tech houses in Bali

**10 years in real estate design,
construction and management**



We are here to transform the space around us



Management experience since 2010
Founder of Altro Dance schools
and AltroCRM system,
Curator of the Transformator business
accelerator
Expert in systems management
Organized 50+ events of up to 900 people
Built management systems in 20+
companies

Steven Fedos

Director

Helped grow these companies:

Experum



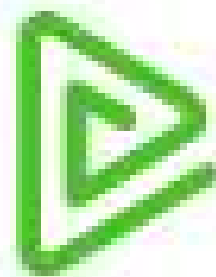
компанию, для получения максимальных результатов.



⌚ 39 мин.



Общий рейтинг 5 баллов

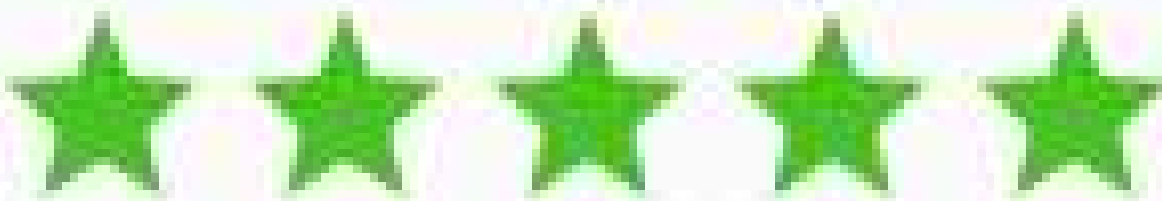


Деловая среда



Степан Федосеев

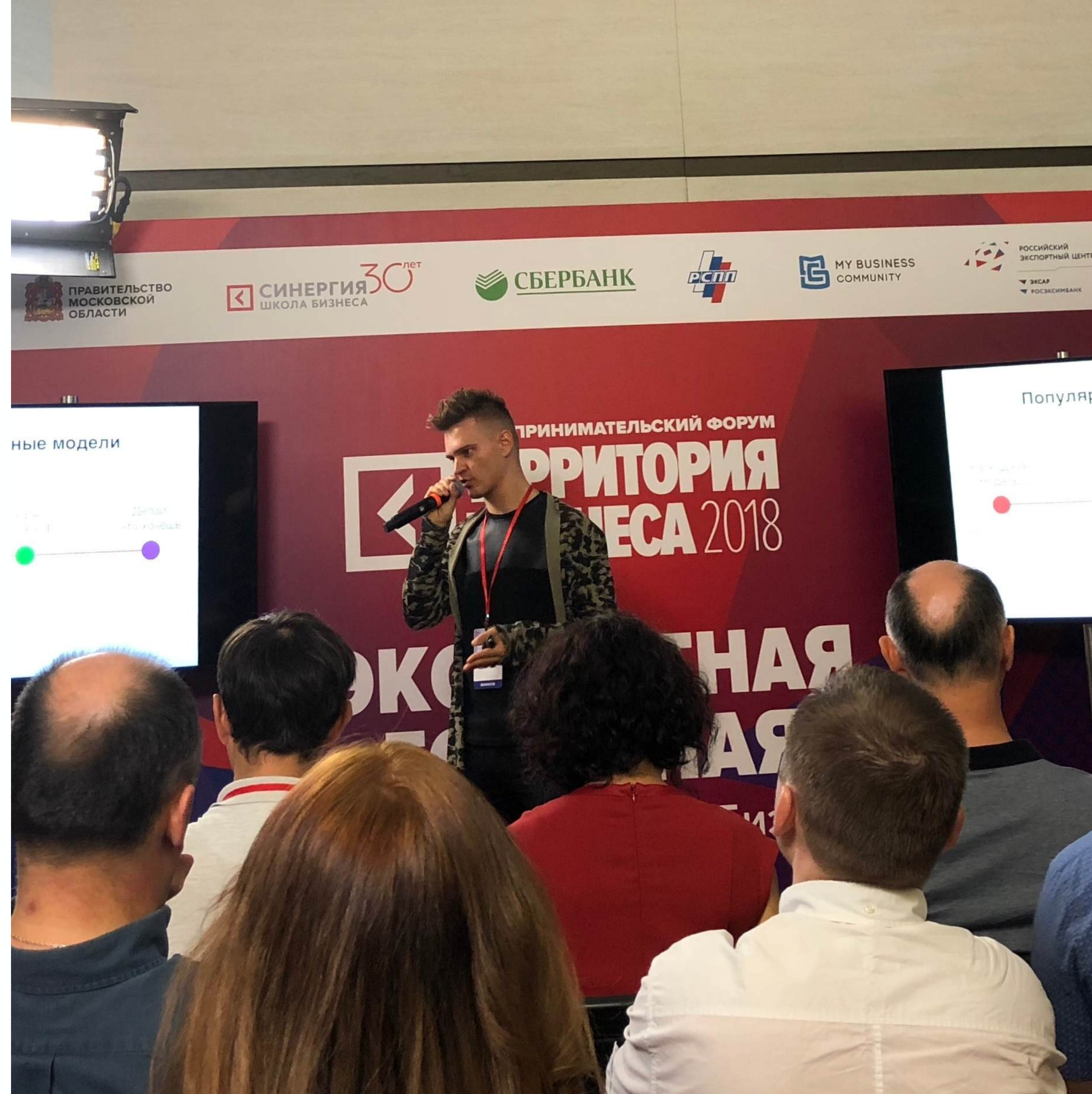
Практический опыт внедрения Agile в более чем 20 компаниях.



Общий рейтинг 5 баллов

Event speaker:

Synergy Business Territory
2018, Accel online
education conference 2018,
BM Transformator, MBC



Worked as a manager with:

Sberbank, Delovaya Sreda

My Business Community

REVIZOR access hatches

Coffee and the city

VladBladIrons

AzarenokPro

experum.ru

Comfort furniture factory

Maria Kitchens

Archibald showrooms

Altro Dance



Government contract for Delovaya Sreda (Sberbank)

Before: the platform launch kept missing deadlines

After: dasreda.ru platform launched in 2 months

Project overseen personally by:

Herman Gref and Andrey Vanin



<https://villacarte.com>

Real estate sales and development in Thailand.

Results: sales system put in place, marketing costs cut, Agile management introduced





MY BUSINESS COMMUNITY

MBC business community

Before: a startup run through group chats

**After: plans tracked in a management system; membership grew
and revenue rose by 1M+ RUB**





Furniture factory:

Before: planning in a notebook and a 30M RUB cash gap

After: one team, clear plans, cash gap cut threefold in 3 months





Coffee shop chain:

Before: planning in Excel

After: a transparent plan tied to financial targets, toxic employees identified and removed, product and business approach reworked





Architecture and design experience since 2012. Built the Belaya Dacha office; many villas in Russia were built to Anna's designs.

Awards: Eurasian Prize 2018, Silver Diploma of Project Russia 2019, Best Office of the Year, Best Regional Project.

Anna Orlova

Co-owner

Helped grow these companies:





Lead architect at Life Forms architecture studio <http://www.lforms.ru/>

Work with development companies:

Donstroy (a leading Moscow developer). <https://donstroy.moscow/>

Projects: Sobytie and Ogni residential complexes.

Hutton Development <https://hutton.build/>

Project: Mitte residential complex.

- Corporate office projects: Pixonic (Mail.ru Group) Pixonic
- Unipro offices in Moscow City Unipro home page
- MTS offices (Moscow, Krasnodar) <https://moskva.mts.ru/personal>
- Belaya Dacha Trading office Belaya Dacha | Belaya Dacha salads

- Cosmos hotel concept on Novy Arbat



Work with Teplosfera LLC

<https://tsf-group.ru/>

Residential and commercial projects:

- Guest houses**
- Holiday resort concept**
- Construction complex concept**

Moscow office for

Stile di Vita coffee factory

*Stile
di Vita®*

ЗАВОД ПО ОБЖАРКЕ КОФЕ

Moscow office for Stile di Vita coffee factory



Architect

**Work with QSK Company, a construction firm,
on residential apartments and flats**



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Projects



Lamb Weston plant

Russia, Lipetsk



Lamb Weston plant

Russia, Lipetsk



Pixonic office (mail.ru)

Russia, Moscow

<https://www.solo-svet.ru/projects/pixonic>





MTS reception house in the Shekhtel mansion

Russia, Moscow, Serebryany Bor







Tattoo studio and e-motorcycle showroom in Canggu, Bali

Unit Bike & Unit Tattoo



Two-story e-motorcycle showroom and tattoo studio. Completed in 2023







Interior renovation of Château Bardo, France



Belaya Dacha plant, admin building

Russia, Moscow, Kotelniki









Белая Дача
на большую компанию

я рад что ты

подбор по

30-house complex in a pine forest

Russia, Lipetsk Region







Apartments on Lenin Avenue

Russia, Moscow Region, completion in 2024







Hotel

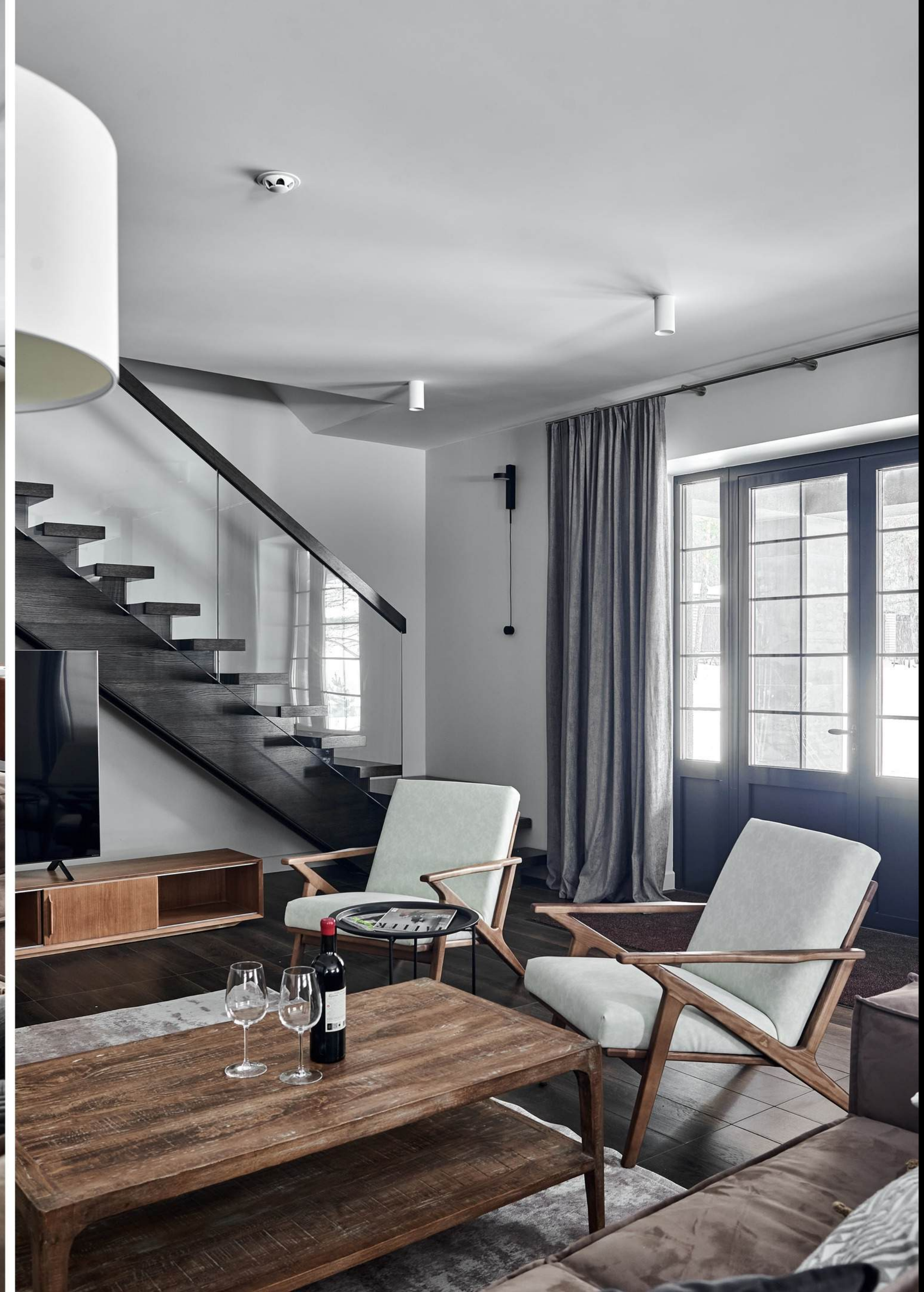
Russia, Goritsy











Fifth Element clinic at the Ritz-Carlton

Russia, Moscow

<https://www.5clinic.ru/>



“Interesting Kindergarten”

Russia, Moscow Region, Aleksandrovka

<https://topfranchise.ru/products/franshiza-interesnyy-detskiy-sad/>



House in Sochi

Russia, Adler



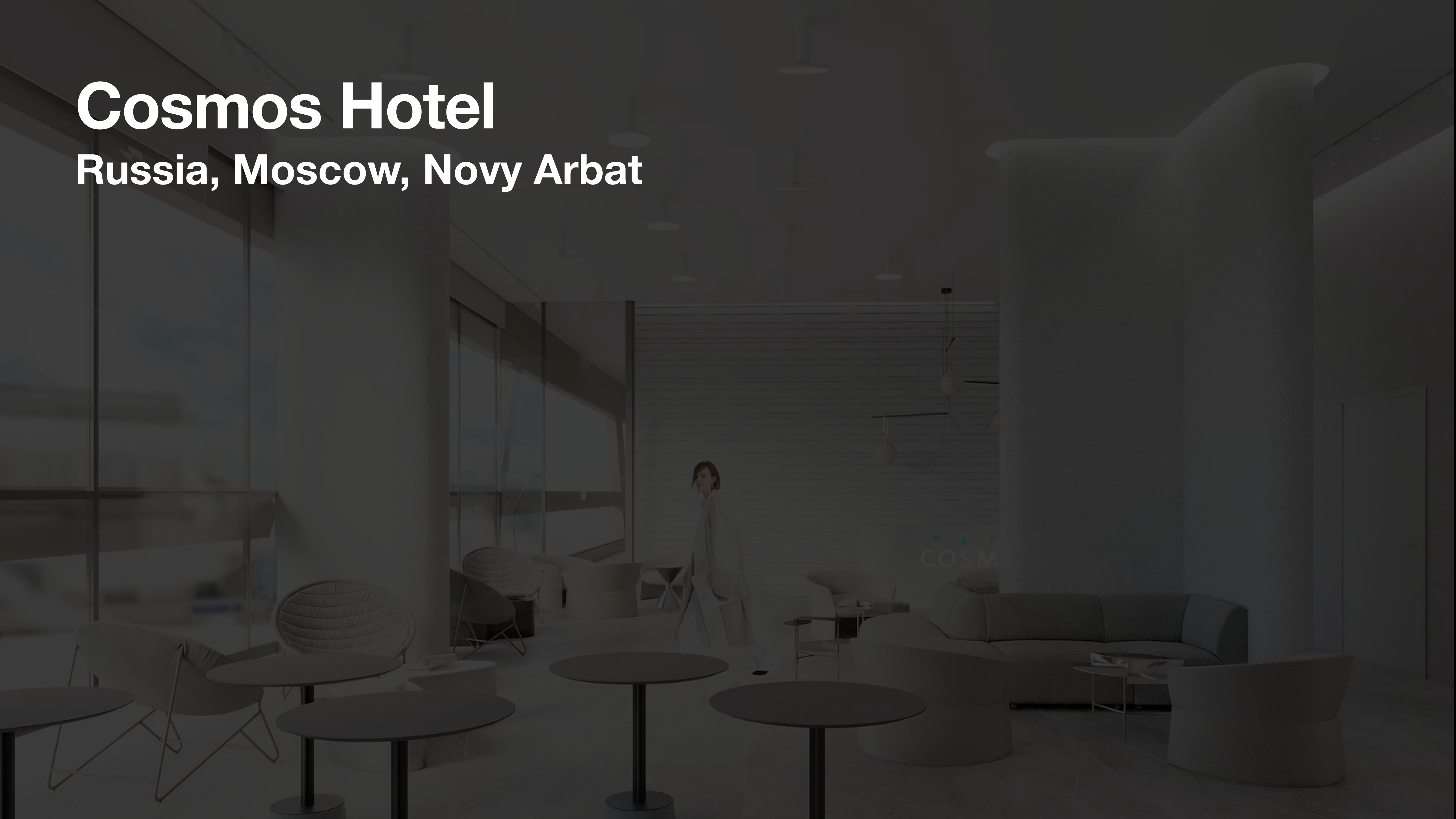






Cosmos Hotel

Russia, Moscow, Novy Arbat







Unit Space Village, a 21-house community

Indonesia, Bali







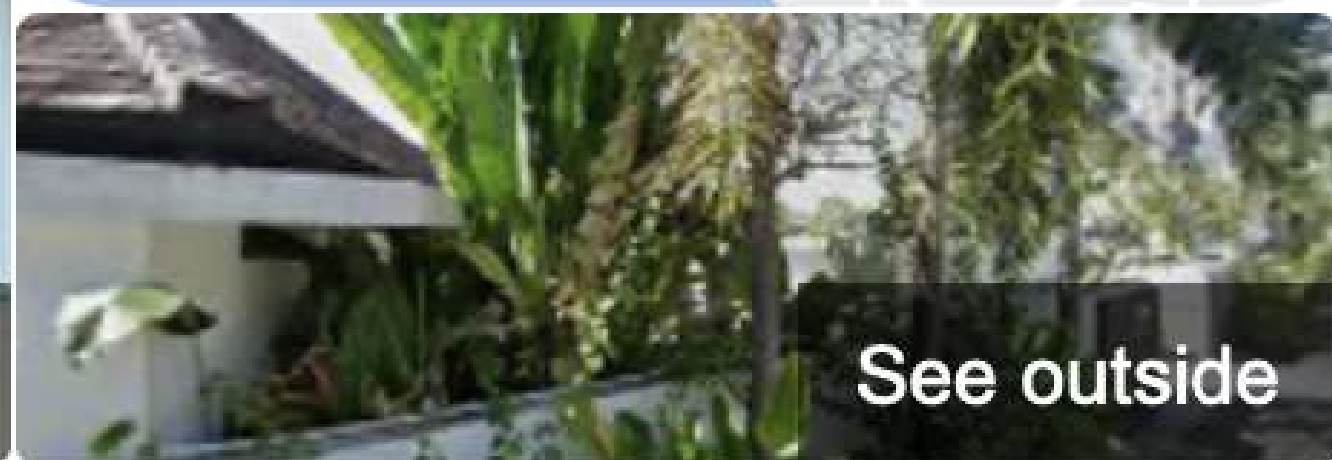
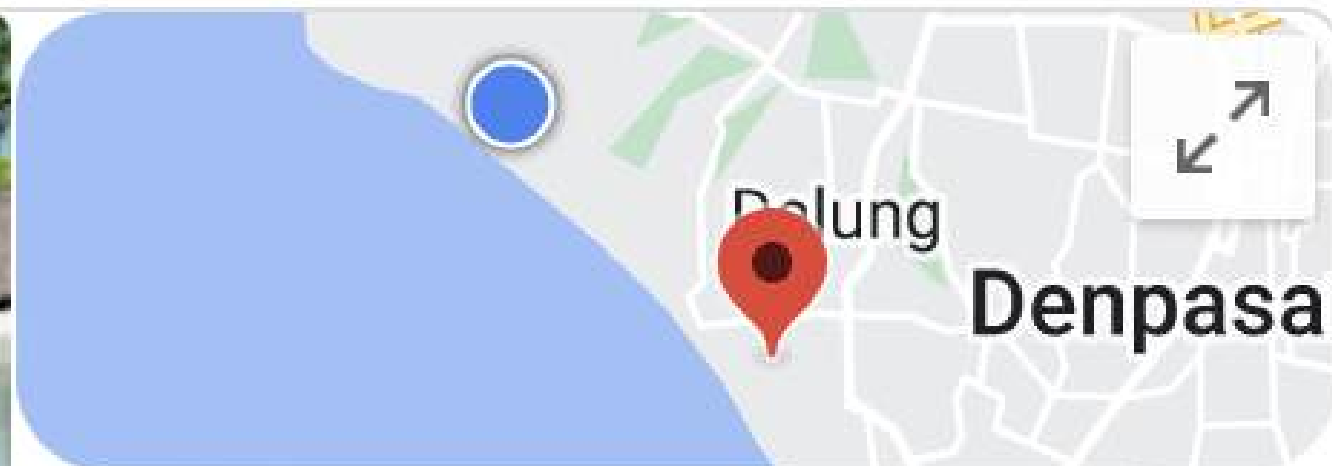
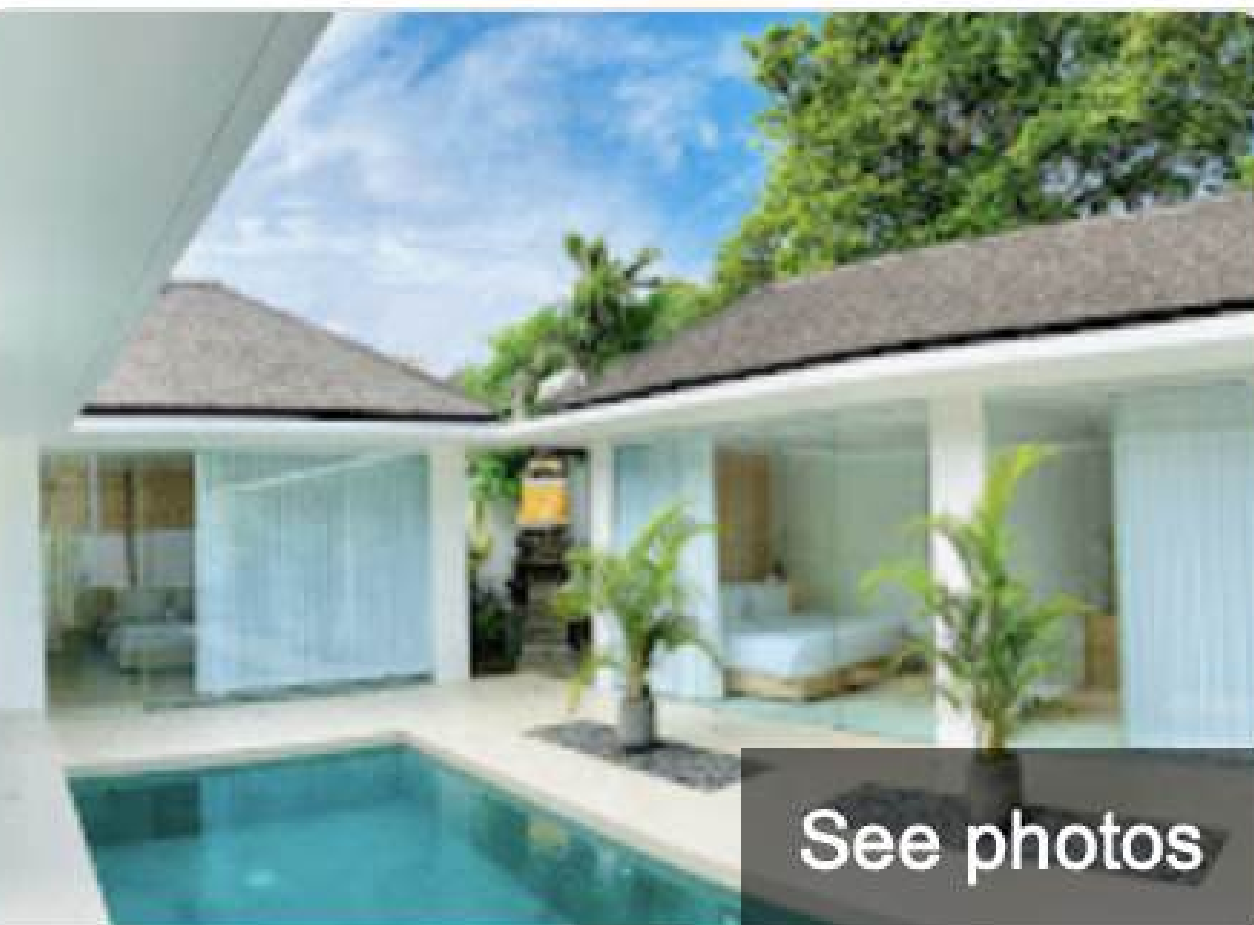


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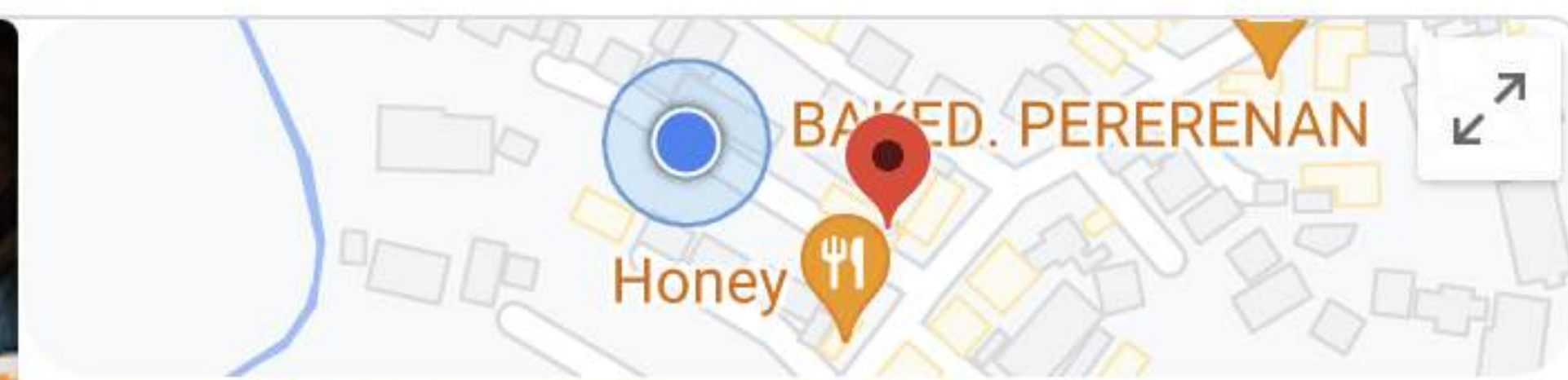
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Management case studies

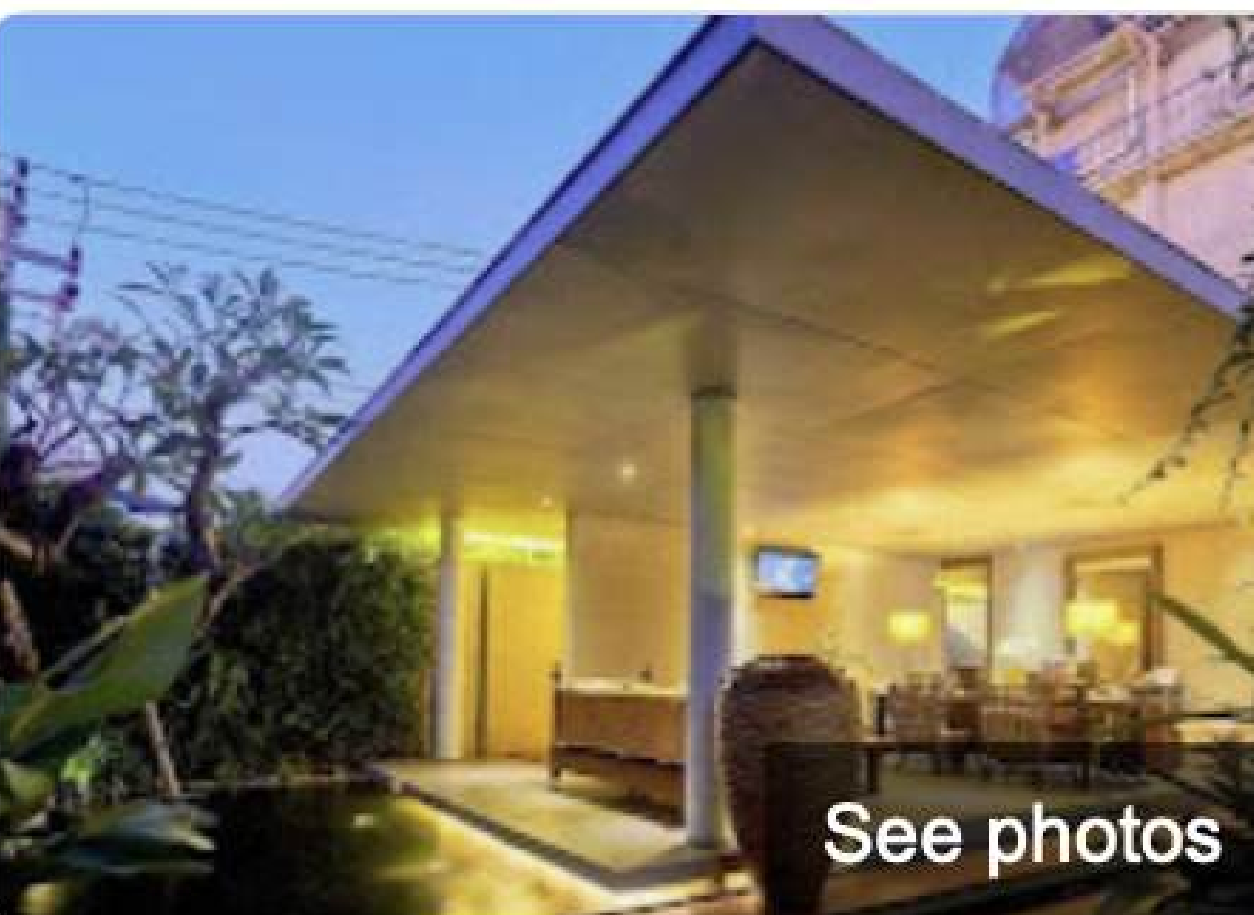
Partnership with ELLD Management Company



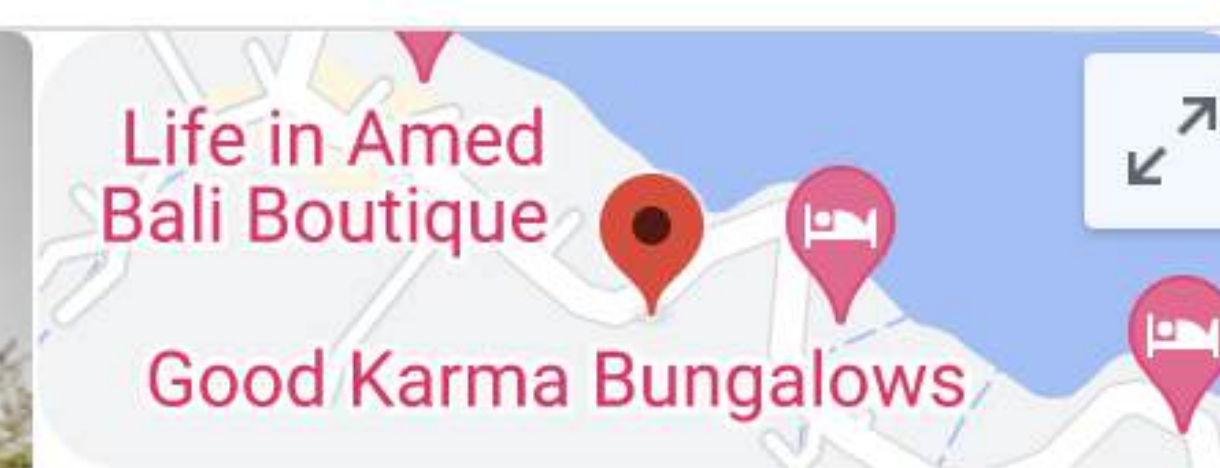
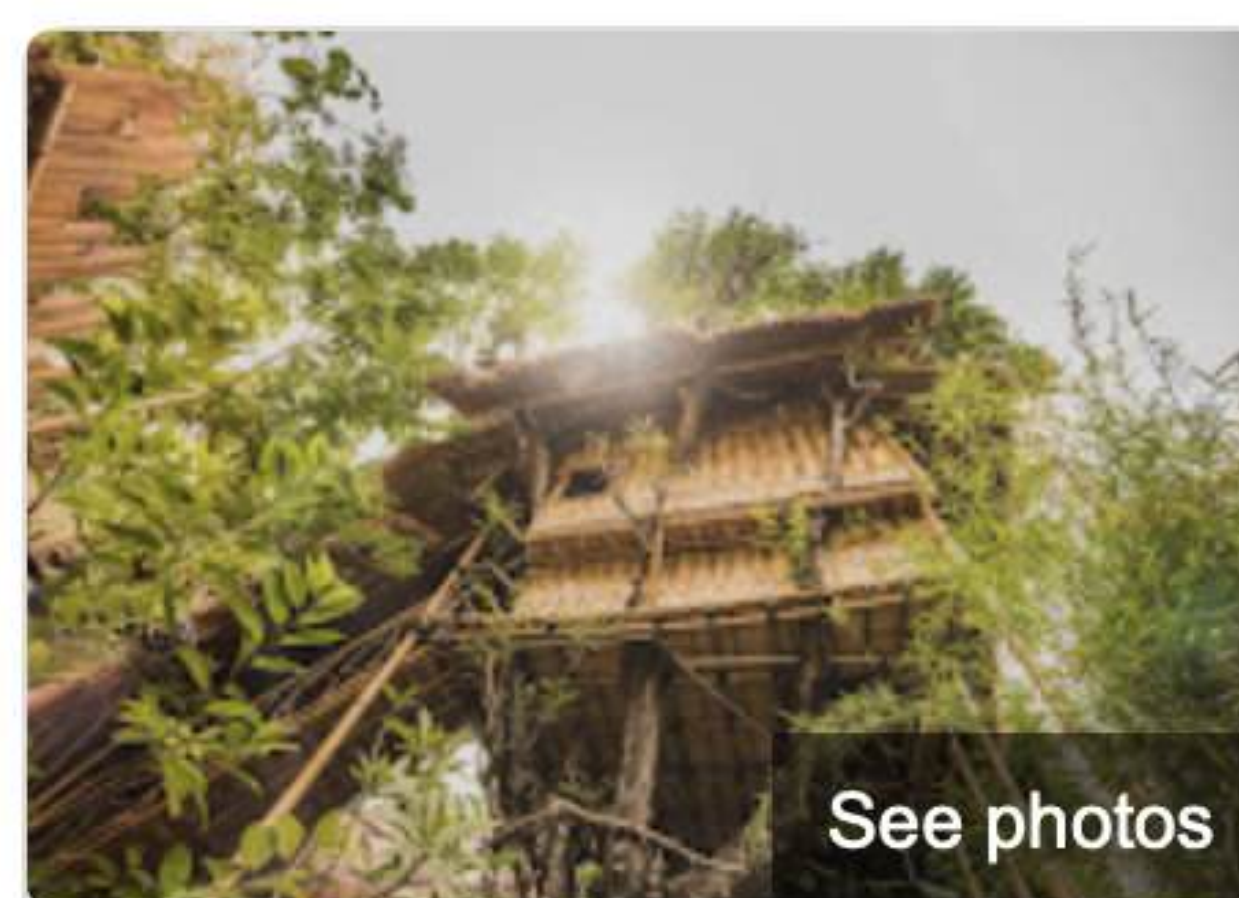
Alami Luxurv Villa



Wasabi Hotel and Restaurant



Calm Villa



Eco Tree House Amed

Occupancy report from a unified booking system

OCCUPANCY REPORT HOTEL/VILLA IN BALI 2022													
													AVERAGE BY PROPERTY
BULAN	JANUARI	FEBRUARI	MARET	APRIL	MEI	JUNI	JULI	AGUSTUS	SEPTEMBER	OKTOBER	NOVEMBER	DESEMBER	
ALAMI LUXURY VILLAS	76.83%	83.84%	90.86%	89.02%	96.44%	92.68%	90.88%	89.09%	83.13%	86.21%	93.03%	84.46%	88.04%
CALM VILLAS	-	-	63.50%	98.09%	93.12%	77.04%	92.10%	88.69%	88.51%	96.04%	92.22%	93.91%	88.32%
WASABI HOTEL & RESTO	92.76%	95.64%	96.96%	96.88%	98.92%	94.00%	98.06%	98.06%	95.98%	97.82%	97.54%	98.26%	96.74%
ECO-TREE OTEL	68.80%	58.24%	89.35%	89.37%	89.56%	94.23%	90.10%	81.64%	79.88%	79.96%	91.79%	81.27%	82.85%
AVERAGE OR	59.60%	59.43%	85.17%	93.34%	94.51%	89.49%	92.79%	89.37%	86.88%	90.01%	93.65%	89.48%	

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