

KIRTI ASSOCIATES

— ● REAL ESTATE CONSULTANTS | PUNE & PCMC — ● —

STRATEGIC PROPERTY SOLUTIONS FOR MODERN LIVING & SMART INVESTMENTS

 RESIDENTIAL
PROPERTIES

 COMMERCIAL
SPACES

 LAND & PLOTS

 INVESTMENT
SOLUTIONS

ABOUT COMPANY

Kirti Associates LLP is a Pune-based real estate consulting and project sales organization specializing in sole selling mandates, developer consulting, residential & commercial sales, and project marketing. **With 25+ years of industry expertise and 10,000+ families assisted**, we help developers build successful projects through strategic planning, strong sales execution, and market-driven solutions. Built on trust, transparency, and professionalism, we work as a growth partner for developers across Pune and PCMC.



25+
YEARS OF
EXPERTISE



10,000+
FAMILIES
ASSISTED



MEET THE CEO



KIRTI BHOSALE

Founder of Kirti Associates

CEO PROFILE

Kirti Bhosale is the Founder & Managing Partner of Kirti Associates LLP, bringing over 25 years of experience in real estate consulting, sole-selling mandates, project sales, and strategic advisory. Recognized as one of Pune's respected real estate professionals, she is known for her leadership, market expertise, and commitment to transparency and professionalism in the real estate industry.

OUR MISSION & VISION



VISION

To become India's most trusted real estate consulting and project sales organization by setting new standards in transparency, professionalism, and developer success.



MISSION

To connect developers and buyers through strategic consulting, innovative marketing, and transparent real estate solutions.

WHY CHOOSE US?



Best Branding

We create strong project identities through strategic positioning, premium branding, and impactful marketing that helps projects stand out in competitive real estate markets.



Business Solutions

We provide complete real estate business solutions including project sales, sole selling mandates, developer consulting, and customer engagement strategies focused on long-term growth.



Marketing Expertise

Our expert marketing approach combines digital campaigns, lead generation, branding, and sales strategies to maximize project visibility, generate quality leads, and drive conversions.



OUR SERVICES



Sole Selling Mandates

Complete project sales management with strategic planning, lead generation, sales execution, and inventory management.



Project Sales & Marketing

Integrated marketing and sales solutions designed to generate awareness, quality leads, and higher conversions.



Developer Consulting

Strategic consulting services for project positioning, pricing strategy, market research, and business growth planning.

OUR SERVICES



Residential & Commercial Sales

Expert assistance for residential properties, commercial spaces, and investment-focused real estate opportunities.



Project Branding & Positioning

Creating strong project identities through branding, visual communication, and customer focused positioning strategies.



Financial Assistance

Home loan support, banking coordination, and financial guidance to simplify the buying process for customers.

OUR PROJECTS

Thoughtfully designed spaces. Built on trust. Delivered with excellence.



PREMIUM LOCATIONS



QUALITY CONSTRUCTION



TRUSTED PARTNERSHIPS



TIMELY DELIVERY

01



📍 Ace K.K. Anand Punawale
(Jhamtani Group)

02



📍 Ace Aurum Ravet
(Jhamtani Group)

03



📍 Yashobhoomi Wadmukhwadi
(Rameshwar Developers)

04



📍 Tirupati Regalia 2 Vishrantwadi
(Tirupati Group)

05



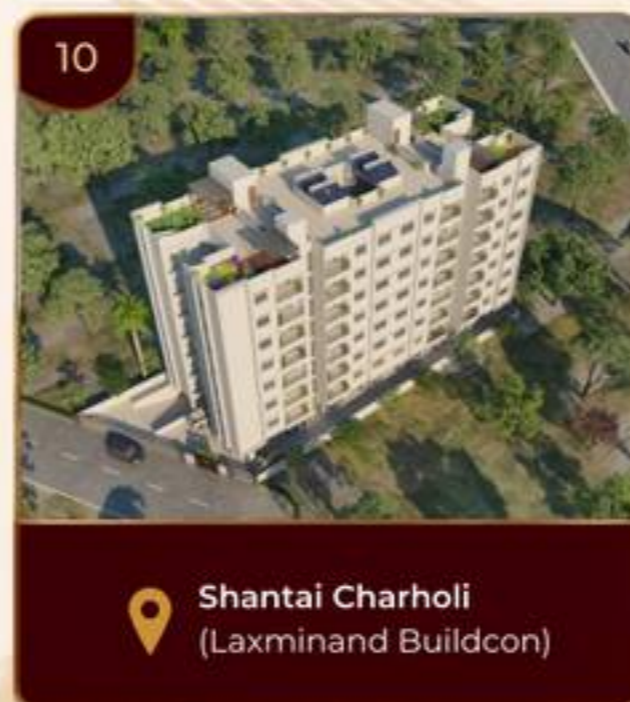
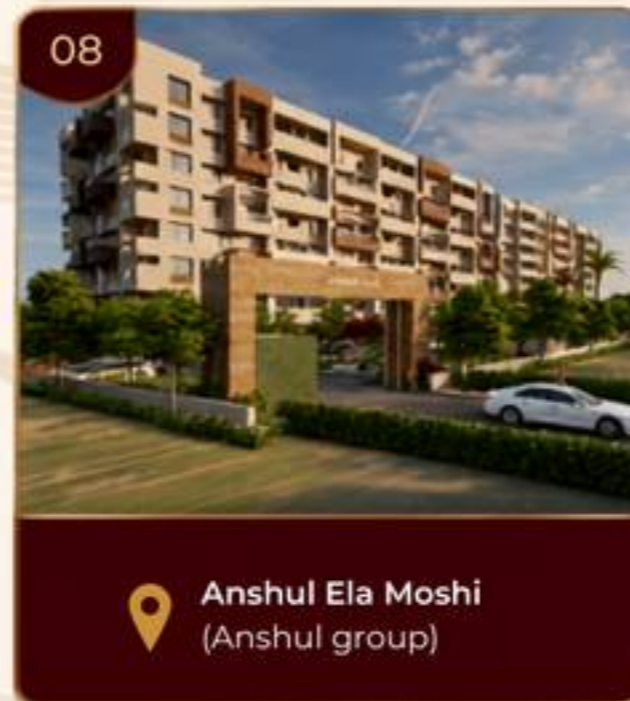
📍 Tirupati Campus 7 Vishrantwadi
(Tirupati Group)

06



📍 Pristine Greens Ph 3 Moshi
(Pristine Properties)

OUR PROJECTS



ONGOING PROJECTS

Building the future, one project at a time. Thoughtfully planned. Expertly executed. On the way to excellence.



Tirupati Eternia Greens
Charholi (Tirupati Group)



Namrata Breezio Kanhe
(Omkar Group)

OUR PORTFOLIO



A legacy of trust.
A portfolio of excellence.



AWARDS & RECOGNITION

Honouring excellence. Celebrating trust. Inspiring the future.



Women Achiever in Property Consulting
at the Realty+ Excellence Awards 2025!



Best Woman Realtor - Big
Impact Awards 2023

★★★★★
**BEST
SOLE SELLERS**

JHAMTANI GROUP
YEAR 2019

★★★★★
**BEST
SOLE SELLERS**
(AFFORDABLE SEGMENT)

RAMESHWAR GROUP
YEAR 2020

★★★★★
**BEST
SOLE SELLING**
(MID RANGE AND PREMIUM
RESIDENTIAL SEGMENT)

TIRUPATI GROUP
YEAR 2021

FIND YOUR PERFECT SPACE. WE'LL HANDLE THE REST.



Sole- Selling | Financing Solutions



SOLE SELLING
Expertly Marketed. Best Value.



FINANCING SOLUTIONS
Smart Options. Smooth Process.



END-TO-END SUPPORT
From Start to Settlement.

WHY INVEST IN PUNE & PCMC

Pune & PCMC — India's Fastest Growing Real Estate Market

Pune and PCMC have emerged as one of India's most promising real estate destinations driven by rapid infrastructure development, IT expansion, industrial growth, and rising demand for premium residential and commercial spaces.

With excellent connectivity, metro expansion, ring road projects, and growing employment hubs, Pune offers strong appreciation potential and long-term investment security for homebuyers and investors.



Rapid
Infrastructure
Growth



IT &
Industrial
Expansion



High
Rental
Demand



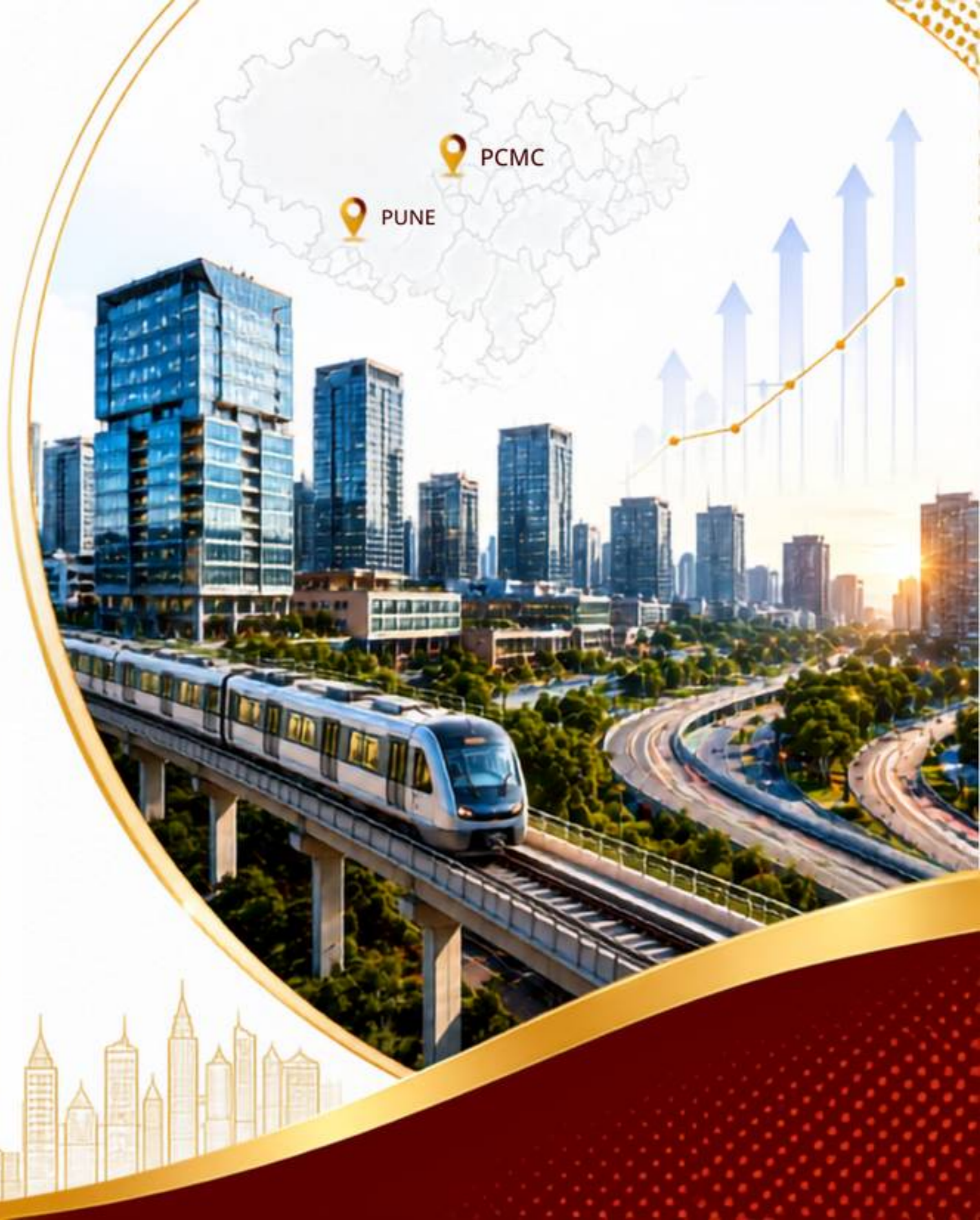
Strong
ROI
Potential



Metro &
Ring Road
Connectivity



Smart City
Development



DEVELOPER PARTNERSHIP MODEL

Strategic Growth Partner For Developers

Kirti Associates LLP works closely with developers as a strategic sales and marketing partner, helping projects achieve higher visibility, faster sales velocity, and stronger market positioning.

Our developer-focused approach includes:

-  Project Branding
-  Market Research
-  Pricing Strategy
-  Lead Generation
-  Sales Management
-  Channel Partner Network
-  Digital Campaign Planning
-  Inventory Strategy



COMPLETE SALES PROCESS

Our End-to-End Sales Ecosystem

At Kirti Associates LLP, we follow a structured and transparent sales ecosystem designed to deliver exceptional results at every stage from research to relationship. Our proven process ensures maximum value for developers, channel partners, and homebuyers.



Structured & Proven Process



Higher Conversion Rates



Stronger Client Relationships



Transparency & Trust



Consistent & Measurable Results

CUSTOMER-FIRST APPROACH

Building Relationships Beyond Transactions

At Kirti Associates LLP, we believe real estate is not just about properties - it is about trust, long-term relationships, and life-changing investments. Our customer-first approach ensures transparent communication, personalized guidance, and seamless support at every stage of the buying journey.



TRANSPARENCY

Clear, honest & open communication at every step.



ETHICAL PRACTICES

We follow ethical standards to protect your interests.



PERSONALIZED CONSULTATION

Understanding your needs and offering solutions that truly fit you.



PROFESSIONAL GUIDANCE

Expert advice and end-to-end support for confident decisions.



LONG-TERM TRUST

Building lasting relationships that go beyond transactions.



Trust is earned through consistency, transparency, and results.

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DEEP MARKET UNDERSTANDING. SMARTER INVESTMENT DECISIONS.

With extensive experience across Pune and PCMC markets, our team understands emerging investment zones, buyer behavior, pricing trends, and growth corridors. This expertise helps developers position projects effectively and assists buyers in making informed investment decisions.



EMERGING GROWTH CORRIDORS

Identifying high-potential locations with strong future growth.



INFRASTRUCTURE EXPANSION

Proximity to metro, highways, IT hubs & civic development driving real estate growth.



INVESTMENT APPRECIATION

Rising property values backed by demand, connectivity & economic development.



RESIDENTIAL & COMMERCIAL DEMAND

Strong end-user and rental demand across key micro-markets.



DATA-DRIVEN INSIGHTS
Market intelligence backed by research & real-time data.



STRATEGIC ADVANTAGE
Helping developers and buyers make future-ready decisions.



LOCAL EXPERTISE
On-ground knowledge of Pune & PCMC markets.



TRUSTED ADVISORY
Transparent guidance with ethics and commitment.




SUSTAINABLE GROWTH
Creating long-term value through smart real estate investments.


SMART INVESTMENT OPPORTUNITIES


We help investors identify high-growth residential, commercial, and plotted development opportunities with strong appreciation potential and rental returns.


 <p>RESIDENTIAL INVESTMENTS High-growth residential projects in prime locations, with excellent livability.</p>	 <p>COMMERCIAL INVESTMENTS Strategically located commercial spaces with strong rental demand.</p>
 <p>NA PLOTS Well-located NA plots with clear titles and high appreciation potential.</p>	 <p>PRE-LAUNCH OPPORTUNITIES Early access to upcoming projects at the best entry prices.</p>
 <p>LONG-TERM APPRECIATION Properties with proven growth potential and future value assurance.</p>	 <p>RENTAL YIELD POTENTIAL High rental demand zones ensuring stable cash flow returns.</p>




 **STRATEGIC SELECTION**
Carefully curated opportunities in high-growth micro-markets.

 **RISK-MITIGATED INVESTMENTS**
Clear due diligence and legal transparency for secure investing.

 **EXPERT GUIDANCE**
End-to-end support from analysis to possession.

 **MAXIMIZED RETURNS**
Focus on appreciation, rental yield & long-term value.

 **DIVERSIFIED PORTFOLIO**
Multiple investment options to match every investor goal.

STRONG CHANNEL PARTNER NETWORK

Our strong network of channel partners, sales associates, and real estate professionals helps maximize project reach, improve lead flow, and accelerate sales performance across Pune and PCMC markets.



- WIDER PROJECT REACH**
Expanding our footprint through a strong partner ecosystem.
- FASTER LEAD FLOW**
Continuous flow of quality leads from verified partner sources.
- STRONG MARKET PRESENCE**
Deep local understanding with extensive partner network.
- BETTER SALES CONVERSION**
Improved conversions through qualified leads and expertise.
- HIGHER VISIBILITY**
Increased brand exposure across multiple channels and locations.
- ACCELERATED PROJECT SALES**
Stronger collaboration leading to faster project sell-through.

500+
CHANNEL PARTNERS

2500+
SALES ASSOCIATES

100+
PROJECTS PROMOTED

PUNE & PCMC
STRONG MARKET PRESENCE

Modern Real Estate Marketing Solutions

Our marketing strategies combine branding, performance marketing, social media campaigns, lead generation systems, CRM-driven sales follow-ups, and digital promotions to maximize project visibility and customer engagement.



SOCIAL MEDIA MARKETING

Engaging content and strategic campaigns across platforms to build brand presence and community.



META ADS

Highly targeted ad campaigns on Facebook & Instagram to generate quality leads and inquiries.



GOOGLE CAMPAIGNS

Search, Display & YouTube campaigns to increase visibility, drive traffic, and boost conversions.



LEAD FUNNELS

Smart funnel systems that attract, nurture, and convert prospects into high-intent leads and bookings.



WHATSAPP MARKETING

Personalized communication and automated follow-ups to engage leads and drive faster responses.



CRM INTEGRATION

Integrated CRM systems for lead tracking, follow-ups, and data-driven decision making to improve sales efficiency.

OUR CORE VALUES

MIG Asia India, firmly rooted in our core principles, ensures trust, quality, and excellence in every project we deliver.



TRANSPARENCY
Open, honest, and clear
in all our interactions.



COMMITMENT
Dedicated to delivering on our
promises and exceeding expectations.



INNOVATION
Embracing new ideas to
build better futures.



TRUST
Building lasting relationships
through integrity and reliability.



EXCELLENCE
Striving for the highest standards
and continuous improvement.



SHAPING THE FUTURE OF REAL ESTATE CONSULTING

Kirti Associates LLP aims to become one of India's leading real estate consulting and project marketing organizations by continuously delivering innovative sales strategies, transparent business practices, and exceptional value for developers, investors, and homebuyers.

“

Building today's relationships to create tomorrow's real estate legacy.

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INDUSTRY LEADERSHIP
Aiming to be among India's most trusted and preferred real estate consultants.



INNOVATIVE SALES STRATEGIES
Leveraging market insights and innovation to deliver maximum project success.



TRANSPARENT BUSINESS PRACTICES
Upholding honesty, integrity, and accountability in every relationship we build.



SUSTAINABLE GROWTH
Creating long-term value for developers, investors, and homebuyers.

OUR CONSULTING APPROACH

RESEARCH-DRIVEN REAL ESTATE CONSULTING

Every recommendation we make is backed by data, market intelligence, and deep real estate insights to ensure smarter investment and project decisions.



MARKET RESEARCH

In-depth study of market dynamics, supply, pricing and future outlook.



DEMAND ANALYSIS

Detailed analysis of real demand trends and buyer behaviour.



LOCATION POTENTIAL

Evaluating micro-market potential and location advantages.



COMPETITOR BENCHMARKING

Benchmarking against competitors to identify opportunities.



PRICING INTELLIGENCE

Data-driven pricing strategies for maximum value realization.



CONSUMER TRENDS

Tracking evolving consumer preferences and lifestyle trends.



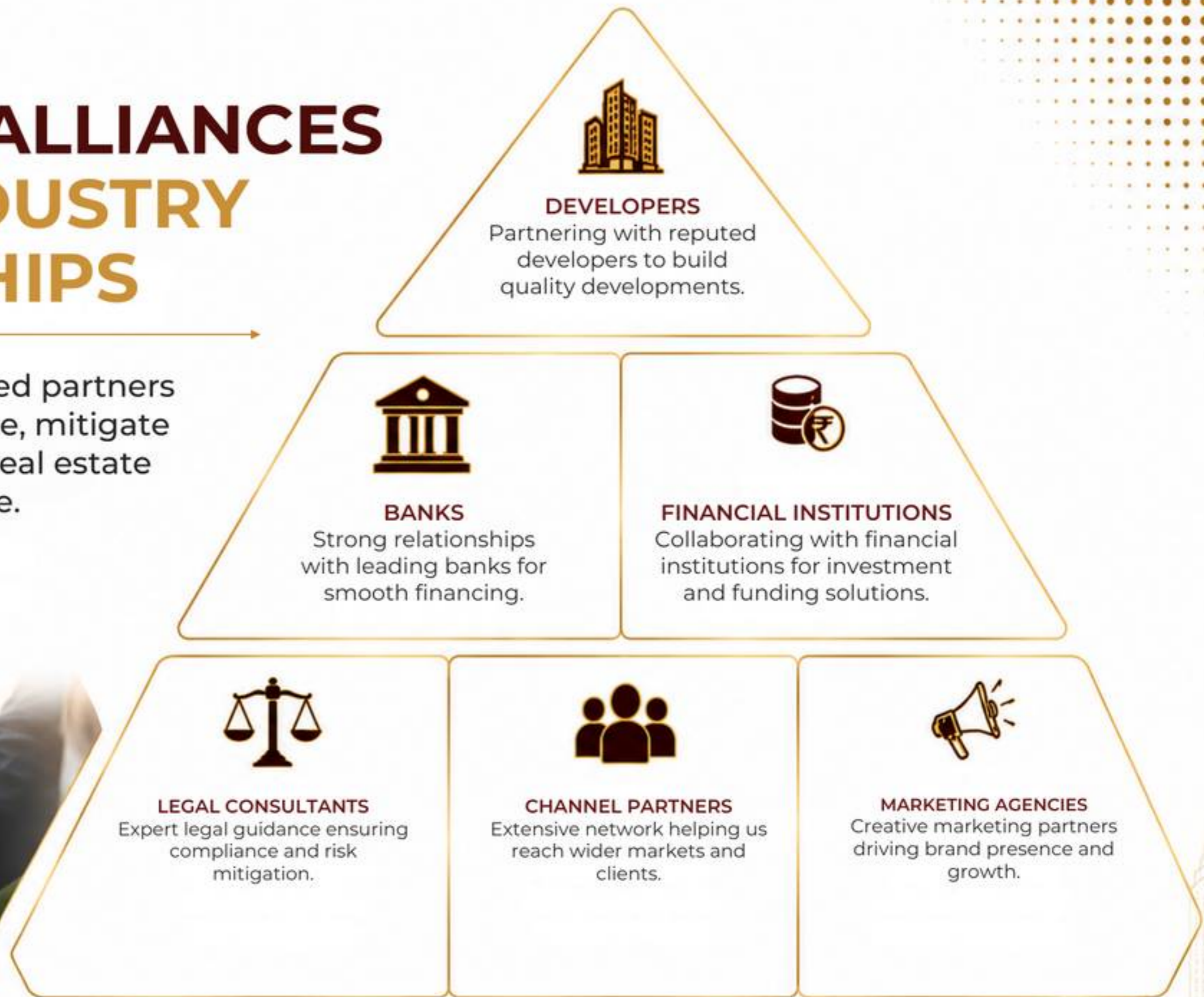
PROJECT LIFE-CYCLE SUPPORT SUPPORTING PROJECTS FROM PLANNING TO POSSESSION

We provide end-to-end project support across every stage of the development journey, ensuring seamless execution, risk mitigation, and successful project delivery.



STRATEGIC ALLIANCES STRONG INDUSTRY RELATIONSHIPS

Our strong network of trusted partners empowers us to deliver value, mitigate risks and create successful real estate outcomes across every stage.



ONE NETWORK. MULTIPLE OPPORTUNITIES.

BUSINESS ETHICS & GOVERNANCE BUILT ON INTEGRITY & PROFESSIONALISM

At Kirti Associates LLP, ethics and governance are at the core of every decision we make. We believe that trust is earned through transparency, accountability and a commitment to doing what is right - always.



OUR COMMITMENT TO ETHICAL EXCELLENCE



ETHICAL BUSINESS PRACTICES

We adhere to the highest standards of honesty, fairness and integrity in all our interactions and transactions.



TRANSPARENT COMMUNICATION

We believe in open, honest and timely communication with our clients, partners and stakeholders.



COMPLIANCE FOCUS

We strictly follow all regulatory requirements and industry guidelines to ensure complete compliance and risk mitigation.



PROFESSIONAL CONDUCT

Our team conducts business with respect, accountability and professionalism in every engagement.



LONG-TERM RELATIONSHIPS

We build enduring relationships based on trust, performance and mutual success.



INTEGRITY
IS OUR FOUNDATION



TRANSPARENCY
IS OUR COMMITMENT



ACCOUNTABILITY
IS OUR PROMISE



TRUST
IS OUR STRENGTH

MARKET INTELLIGENCE

DATA-DRIVEN MARKET UNDERSTANDING

We transform market data into actionable insights to help developers and investors make smarter decisions, identify opportunities and stay ahead in a dynamic real estate landscape.



PRICE TRENDS

- Track historical & current pricing patterns
- Identify price appreciation corridors
- Accurate pricing insights for better positioning



DEMAND TRENDS

- Analyze real demand across segments
- Understand absorption patterns
- Identify high-demand product types



EMERGING LOCATIONS

- Identify high-growth micro-markets
- Evaluate infrastructure & connectivity impact
- Spot future-ready locations early



MARKET INTELLIGENCE

Insights that drive better decisions and stronger outcomes



BUYER BEHAVIOUR

- Study buyer preferences & decision drivers
- Understand budget & lifestyle patterns
- Create customer-centric strategies



INVESTMENT HOTSPOTS

- Identify high ROI corridors
- Evaluate rental yield potential
- Recommend value-driven investment opportunities



RISK ASSESSMENT & ADVISORY

◆◆ SMARTER DECISIONS THROUGH STRATEGIC EVALUATION ◆◆



LOCATION RISK

Assess connectivity, infrastructure, regulatory environment & future development potential.



PROJECT VIABILITY

Assess planning, execution capability, financial feasibility & overall project strength.



EVALUATE RISKS.
IDENTIFY OPPORTUNITIES.
DELIVER VALUE.



PRICING RISK

Analyze pricing trends, competition & market positioning to ensure value sustainability.



INVESTMENT POTENTIAL

Estimate ROI, cash flow, appreciation potential & long-term wealth creation.



MARKET RISK

Evaluate supply-demand dynamics, market volatility & economic indicators.

PROJECT SUCCESS FRAMEWORK

THE FRAMEWORK BEHIND SUCCESSFUL PROJECT SALES

Every successful project is built on a strong foundation and the right strategy at every stage.



SUCCESSFUL PROJECT SALES



05



CUSTOMER ENGAGEMENT
Build relationships.
Deliver satisfaction.

04



PERFORMANCE MONITORING
Track performance.
Drive improvements.

03



PROMOTION
Promote effectively.
Create awareness.

02



POSITIONING
Position uniquely.
Stand out.

01



PLANNING
Plan smart.
Execute better.

BUYER JOURNEY MANAGEMENT

DELIVERING SEAMLESS CUSTOMER EXPERIENCES

We guide buyers through every step with transparency, expertise, and care to ensure a smooth, confident and rewarding journey.



 <p>CUSTOMER-CENTRIC AT EVERY STEP Our commitment goes beyond closing deals. We build trust, deliver value, and create happy customers for life.</p>	 <p>TRUST & TRANSPARENCY Honest communication and clear processes.</p>	 <p>EXPERT GUIDANCE Experienced professionals by your side.</p>	 <p>SEAMLESS EXPERIENCE Simplifying every step for your convenience.</p>	 <p>LIFETIME RELATIONSHIP Building lasting relationships that extend beyond possession.</p>
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QUALITY ASSURANCE PROCESS

MAINTAINING CONSISTENCY ACROSS EVERY ASSIGNMENT

A structured quality assurance process that ensures accuracy, transparency, and excellence in every interaction, every data point, and every deliverable.



We assess every project on key parameters including location, developer credibility, market potential, pricing, and legal compliance to ensure we represent only the best opportunities.

All project related information is verified with the developer and cross-checked through official documents to ensure accuracy and authenticity.

We conduct a thorough review of all legal documents, approvals, permits, and clearances to ensure complete compliance and reduce risk.

Our sales activities and client interactions are continuously monitored to maintain transparency, accuracy, and a client-first approach.

We follow strict reporting standards with real-time updates, regular performance reviews, and actionable insights to drive continuous improvement.



QUALITY THAT BUILDS TRUST.

Our multi-layered quality assurance ensures reliability, strengthens relationships, and delivers exceptional results every time.



ACCURACY

Reliable and verified information at every step.



TRANSPARENCY

Open communication and complete clarity always.



ACCOUNTABILITY

Ownership and responsibility in everything we do.



CONSISTENCY

Standardized processes across all assignments.



CLIENT CONFIDENCE

Delivering peace of mind and long-term value to our clients.

KNOWLEDGE & EXPERTISE

25+ YEARS OF REAL ESTATE INSIGHTS

Our deep understanding of the real estate landscape comes from decades of experience, continuous learning, and close alignment with market realities.



25+ YEARS
of collective real estate
experience



1000+ PROJECTS
studied, analyzed &
strategically positioned



STRONG NETWORK
of developers, investors &
industry professionals



DATA-BACKED INSIGHTS
for informed decisions
& better outcomes



PROVEN RESULTS
delivering growth,
value & trust



THANK YOU

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