

Press Release

Madrid

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Urban Input Group launches Bialto, a dedicated residential rental management platform in Spain

After years of observing trends and changes in ownership versus rental spaces in Spain and end user's needs, Urban Input Group has launched its own residential rental platform to provide strategic asset management for investors.

Bialto responds to the growing desire for fully managed communities, thus providing an inspiring, environmentally conscious and safe space, while staying connected to local neighborhood life.

The target market for Bialto, together with their investors, are long-term residents in affordable urban locations, usually in the first periphery of Spanish top cities. The objective is to offer a sustainable alternative to home ownership, as opposed to overly expensive, highly-managed options. With this in mind and a limited supply of housing stock that provides adequate amenities, Bialto influences the design phase of the projects to ensure all the right amenities are available, and allows residents hassle free access for reporting incidents, reserving spaces and other community features, all through its own app.

These projects will offer amenities including workspaces for tenants who have adaptable working arrangements, as well as the exclusive community services such as gyms, swimming pools, smart lockers, and green areas, which are part of the enhanced lifestyle offering.

Beyond achieving high levels of sustainability certification, Bialto focuses uniquely on each of the projects in order to implement the most efficient sustainability measures to ensure the wellbeing of its surrounding community.

In 2020, Urban Input Group set up a strategic alliance with DWS to enter into the Spanish Build-to-Rent ("BtR") market and has managed to consolidate a pipeline of around 1,600 units located in both Madrid and Barcelona, due to be completed between 2021 and 2023. Through this partnership, Urban Input Group sources and structures Build-to-Rent development projects to DWS. Bialto will be the rental asset manager of this pipeline and has a growing independent team based in both cities, currently dedicated to achieving a seamless delivery of its current pipeline as well as the subsequent ramp-up and rental asset management.

Howard Pierce, Partner at Urban Input Group comments: “These are exciting times for the launch of Bialto, a journey which we started in 2019. Working together with DWS we have been able to consolidate an excellent pipeline. Much of this sector is new to all players and we hope to be able to contribute by adding high quality but affordable stock to the PRS market”.

Raul Blasco, Director of Bialto states: “We are at the beginning of a long-term trend towards more professionalized residential rental, coupled with ever more demanding residents, who want a seamless experience at the touch of a button. At the same time, we want to combat creating buildings isolated from their surrounding communities of which they form a part of. That is the exciting challenge for the Bialto team and our future residents.”

For more information please contact:



About Bialto:

Bialto is a specialised residential rental manager established by Urban Input Group, focused on creating projects around the well-being of the tenant and seeking integration of its projects with the surrounding community. With over 1,600 units under development or delivered, Bialto intends to become a leading rental manager in the Spanish market based on quality, integrity, sustainability, and wellbeing. Bialto sees its key role in providing residential rental as a long-term alternative to ownership for its residents, and allowing its residents to create long term stable communities should they choose.

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