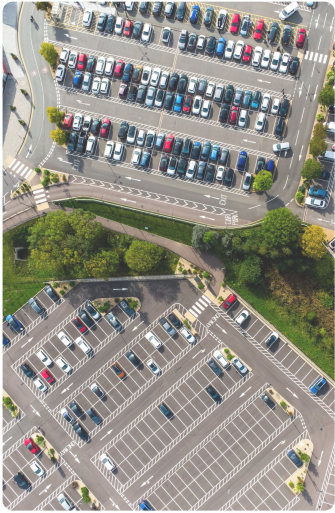# OUTLINE ^AI

Real Estate analytic technology

Value Proposition

Outline AI revolutionizes **real estate feasibility studies and schematic designs**. What architects once spent weeks on can now be accomplished **in hours** by anyone, **outperforming professionals by an average of 6%**, setting new benchmarks for efficiency and accuracy.
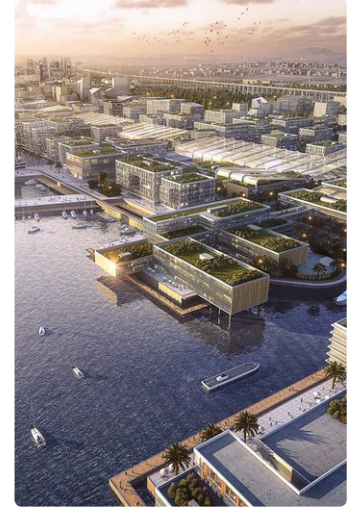
Parking lots

Hospitality

Logistic Parks

Tailored solutions

Optimization Service

Optimization Service

SaaS Application

Individually

Team

Alan Szawarski
CEO & Founder

Jan Cudzik Ph. D.
COO & Founder

Paweł Unger
CTO & Founder

Piotr Lorens Prof.
Urban Lead
Developer
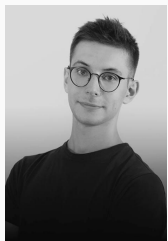
Michał Nessel Ph. D.
Programmer

Adrianna Ebertowska
Programmer

Samuel Kozłowski
Programmer

Filip Zygmuntowicz
Programmer

Patryk Jasik Ph. D.
AI Specialist

Victor Moczarski
Architect

Małgorzata Kaczmarek
Architect

Marcin Smoliński
Architect

Michał Sapko
Architect

Agata Aniśkiewicz
Business Development

Beata Przychodzień
Business Operations

Anna Melon
Business Operations

Jakub Madey
Sales Operations

Piorun
Crisis Management

Patent protected in the USA

U.S. Patent granted! No.: US 11.960,798 B1
Artificial intelligence systems and methods for processing parametric land plot data.

3 additional US Patents in progress regarding computational design in the field of Architecture and Urban Planning:
1. Methods for determining dynamic relationships between outcomes,
2. Methods for generating warehouse layouts,
3. Methods of automatic analysis of factors influencing environmental impact.

Fact: We are the only AI company with a patent protecting broad-generation methods in geometry.

Timeline OutlineAI

The idea

1st EU grant
108 000 $

2nd EU grant
787 000 $

Received grants in total:
2 595 000 $

3rd EU grant
1 700 000 $

| 2020 | 2021 | 2022 | 2023 | 2024 |

Hotel optimization tool

Parking lot optimizer

Logistic parks planning system

Architectural Design Process

Pre-Design
Explore alternative design concepts and move forward with the one preferred concept.

Schematic Design
Get to know the Investors criteria and conduct research on the site.

Design Development
Solidify most of the major design decisions and coordinate with consultants.

Construction documents
Prepare the technical documents and drawings needed to obtain building permit approvals.

Construction Administration
Observe project construction and assure that the design intent remains consistent on through to completion.

Fact: Pre-design and schematic design are created multiple times more frequently than other types of architectural documentation.

3

Design Development
12-16 weeks
15%

2

Schematic Design
4-12 weeks
10%

Architectural Design Process

Construction Documents
20-24 **weeks**
25%

4

Pre-Design
4-8 weeks
5%

1

Construction Administration
72-96 **weeks**
45%

5
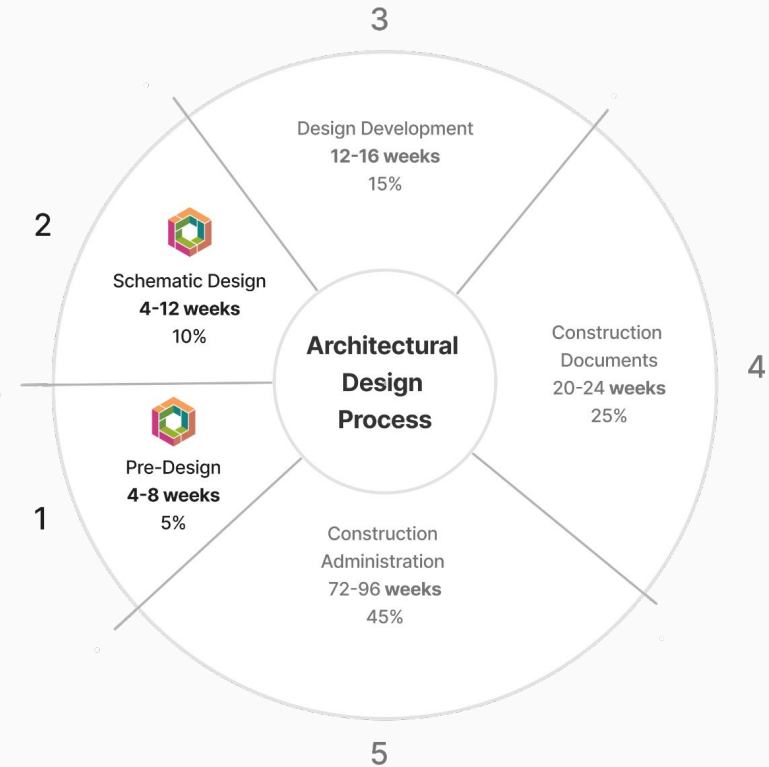
Feasibility studies before Outline AI

WHO NEEDS THE SERVICE?

Developers & Investors
Maximize property value, reduce costs & time, and evaluate potential real estate in hours instead of weeks.

Property Owners
Maximize your property value by optimizing possible density and shorten your buyers' decision making process.

Architectural offices
Save time and costs, shorten the schematic design phase from weeks to days.

Real Estate Agents & Consultants
Regardless of whether your client is buying, selling, appraising or needs other consultancy, our AI provides data to help them do it better.

Banks and investment funds
Evaluate the property value and make decisions based on accurate and verified data.

WHO DOES THE WORK?

Architects
With traditional design tools and it takes them usually weeks with no certainty that the solution is maxed out.
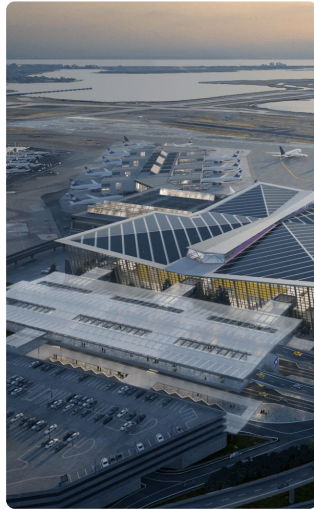
THE OUTCOME

Basic inaccurate drawings
Non optimal solution
Insufficient data for father analysis
Long time- missed opportunities
Limited solutions

Fact: There is a vast number of entities that require feasibility studies, and with Outline AI, they can do so without involving architects.
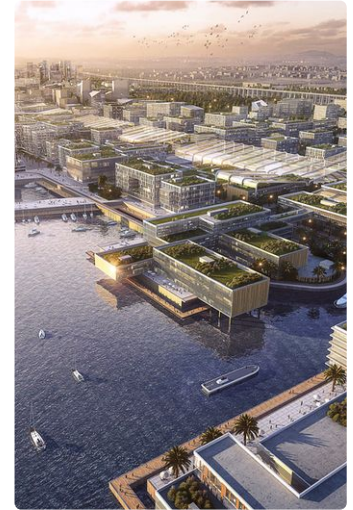
BECHTEL

ferrovial

AECOM
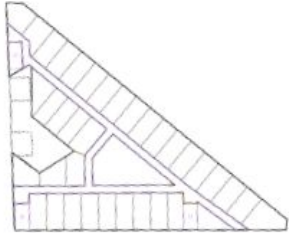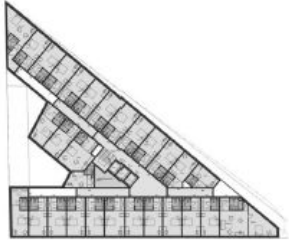
Tekuma Frenchman
URBAN DESIGN + INNOVATION

Tailored solution in progress

Tailored solution in progress

Tailored solution in progress
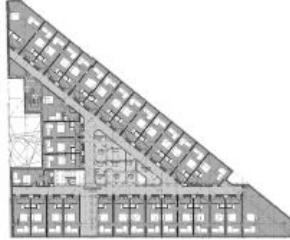
Tailored algorithm delivered

OutlineAI vs human architect

Solution	OutlineAI	Investor 1st approach	Investor 3rd approach	Difference
Number of apartments for repetitive storey	36	29	34	2 – 7
Total number of apartments in the building	180	145	170	10 – 35
Floor plan				~6% more apartments in total

OutlineAI vs human architect
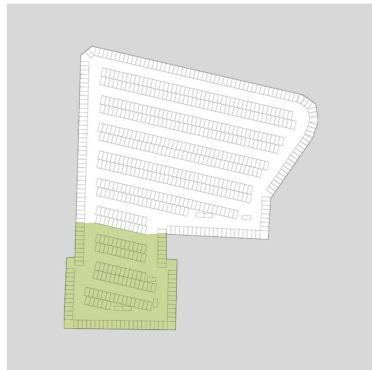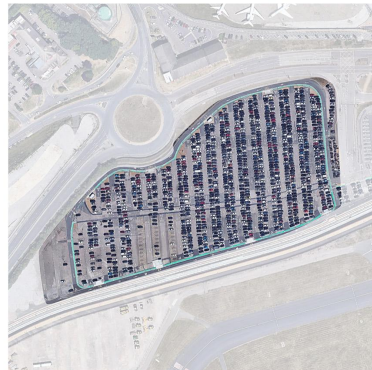
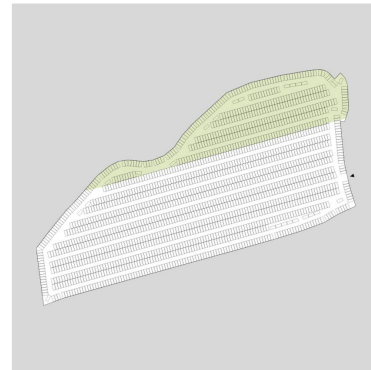| Existing parking	Algorithm	Existing parking	Algorithm
525 spots	**702** spots	**1292** spots	**1721** spots

177 more spots
or **42 259 ft²** green area
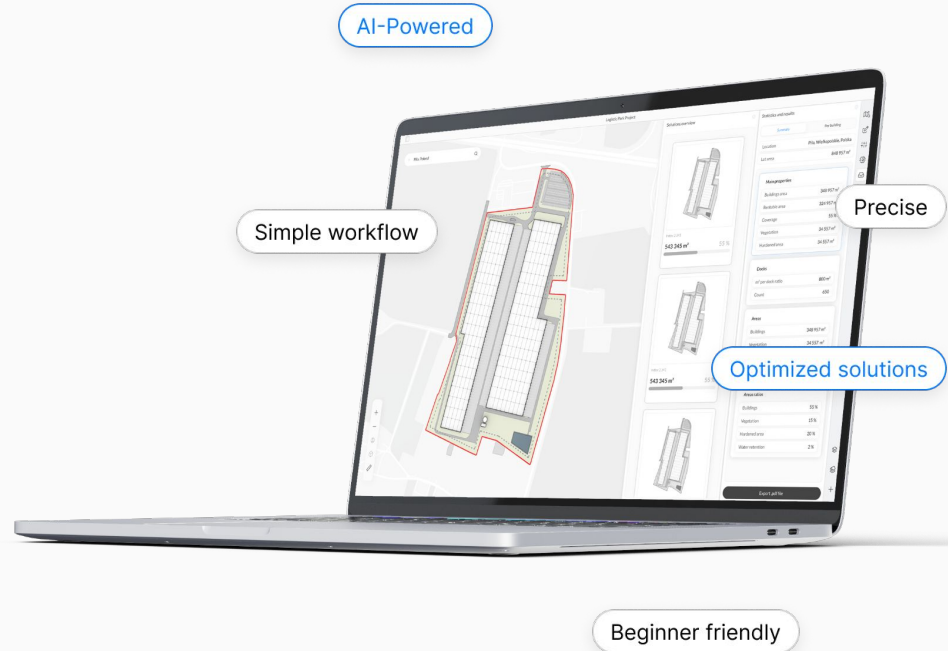
426 more spots
or **98 403 ft²** green area

Revolutionize logistic centers design.

with Warehouse Optimizer

Imagine 100 architects on one project.
Then imagine 10 000, available 24/7 in your pocket.
Be faster and better with the power of AI.

Generate.   Decide.   Build.

AI-Powered

Simple workflow

Precise

Optimized solutions

Beginner friendly

Provide site
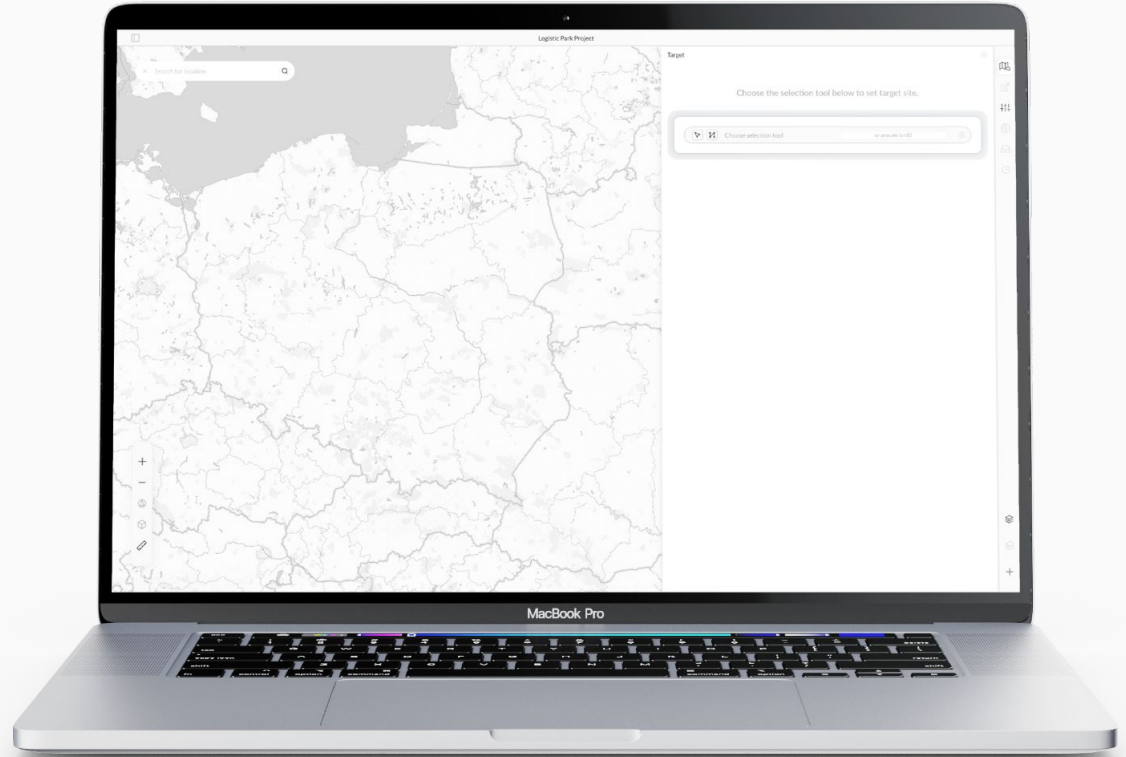by a single touch

Set settings
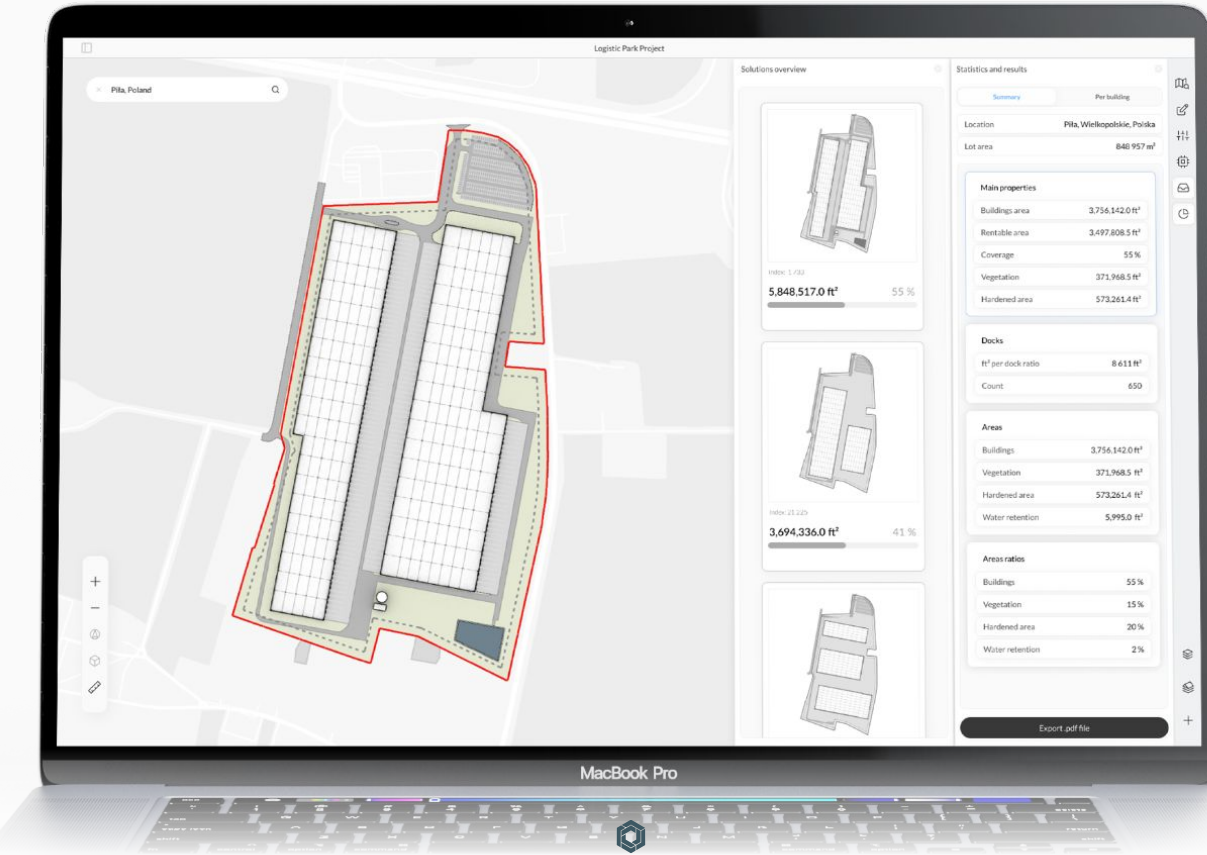use single click preset or provide manually

Optimize
enjoy the power of the automatization

Export
analyse the selected design in any of your
designing softwares

and choose the best project that suits your needs.

Pricing offer

Demo

For testing purposes.

Free

Features:

✓ 50 analysis available

✓ multiple lot selection

✓ reporting and analytics - limited

✓ GIS data available - limited

✓ 2fa - limited

✓ E-mail customer support available for 30 days

Basic

For individual architects, investors and other freelancers.

$ 149 / month / 1 seat

Demo + features:

✓ Unlimited geolocation

✓ Manual site drawing

✓ Report export in pdf file

✓ Map dwg exporting

✓ Manual settings available

✓ Full GIS data access

✓ 24/7 chat customer support

✓ **2 week free trial available**

Pro

For teams searching for work automatization

$ 299 / month / 1 seat

Basic + features:

✓ Unlimited sites

✓ Project pdf and dgw export

✓ Full reporting and analytics

✓ Collaborative mode available

✓ 50 users

✓ Visual warehouse customization

✓ Custom settings presets

✓ 24/7 chat and phone CS

✓ **2 week free trial available**

Enterprise +

For businesses with specified and individual needs.
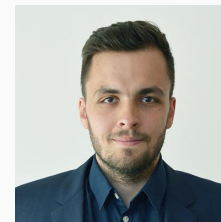
Start at $ 2 000 / month

Pro + features:

✓ Data encryption

✓ Unlimited users

✓ Individual onboarding

✓ Customizable features and integrations

✓ .svg & 3d models export

✓ Designated customer success manager

* Contact sales for details

Join the new world of architecture.

OUTLINEAI

Jan Cudzik PhD
Co-Founder/ Research Lead

🌐 www.outlineai.com

✉ contact@outlineai.com

✉ jan.cudzik@outlineai.com

📞 +48 602 153 295

www   LinkedIn