



# 3Q24 EARNINGS RESULTS

NOVEMBER 13<sup>th</sup>, 2024



CEO



Fabio Elias Cury

VP Sales



Leonardo Mesquita

IRO



Ronaldo Cury

CFO



João Mazzuco, CFA

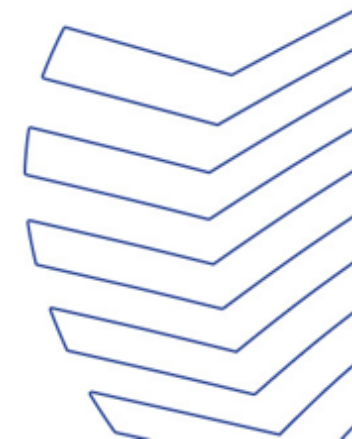
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**Fabio Cury**  
CEO





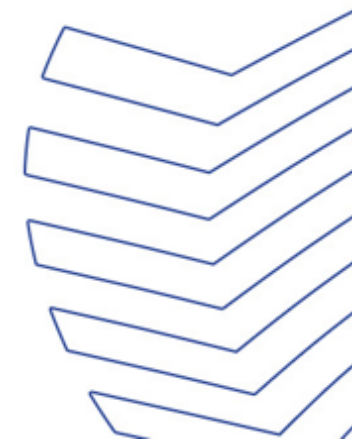
## MESSAGE FROM MANAGEMENT



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# Ronaldo Cury

IRO, Institutional Relations and Real Estate Credit Officer

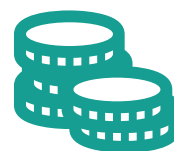




## OPERATING

3Q24

- **LAUNCHES:** R\$1,564.5 million
- **NET PRE-SALES:** R\$1,437.2 million
- **NET SOS:** 43.9%
- **OPERATING CASH GENERATION:** R\$147.0 million



## FINANCIAL

3Q24

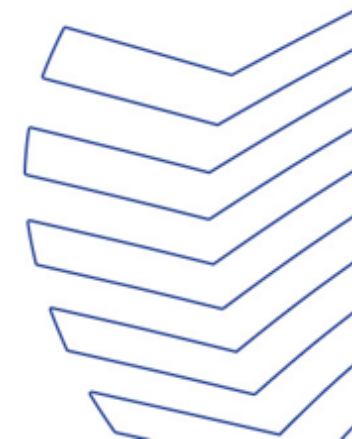
- **NET REVENUES:** R\$1,055.9 million
- **ADJUSTED GROSS MARGIN:** 39.0%
- **NET INCOME:** R\$180.6 million
- **NET MARGIN:** 17.1%



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# Leonardo Mesquita

VP Sales



LAUNCHES HIGHLIGHTS – SALES UPDATED UNTIL 11/11/2024

São Paulo

Mérito Vila Mascote

Jul/2024  
PSV R\$ 146 MM  
South Zone  
95% sold

Alto São Domingos

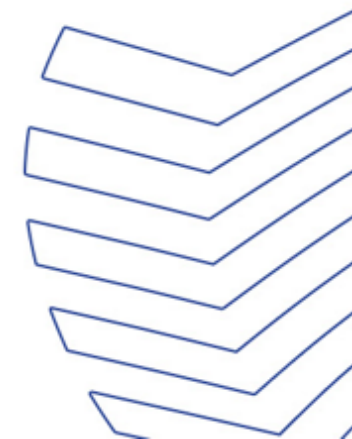
Jul/2024  
PSV R\$ 232 MM  
North Zone  
70% sold

Rio de Janeiro

Heitor dos Prazeres - Colombina

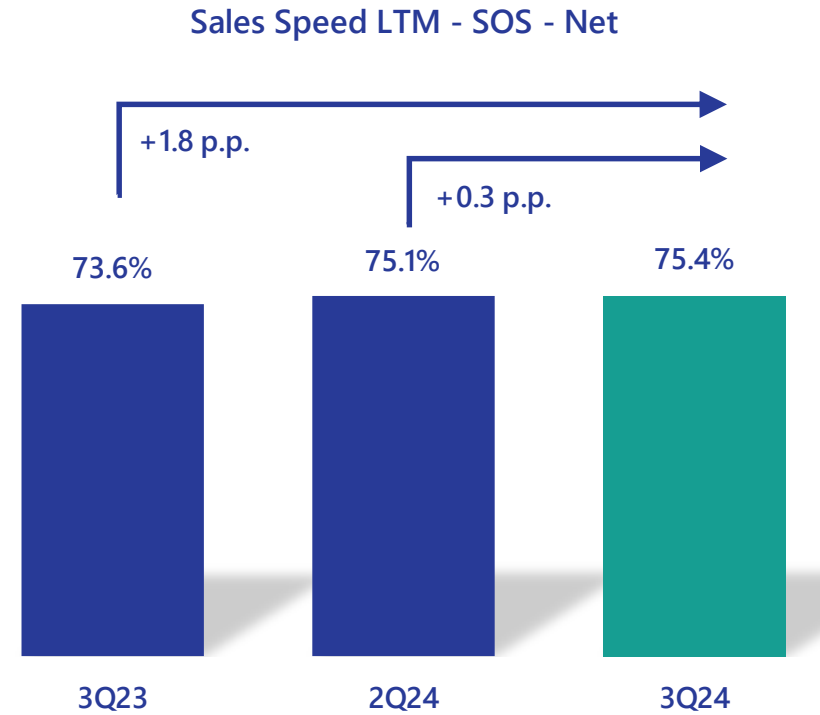
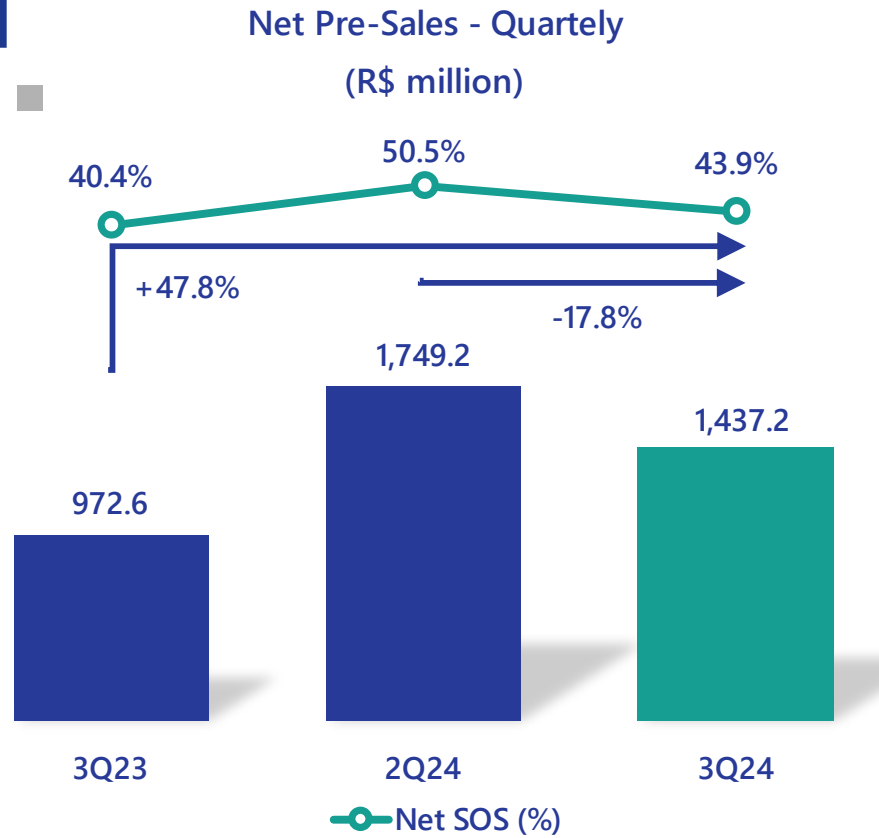
Jul/2024  
PSV R\$ 139 MM  
Porto region  
100% sold

9 projects in 3Q24  
PSV of R\$1,564.5 million



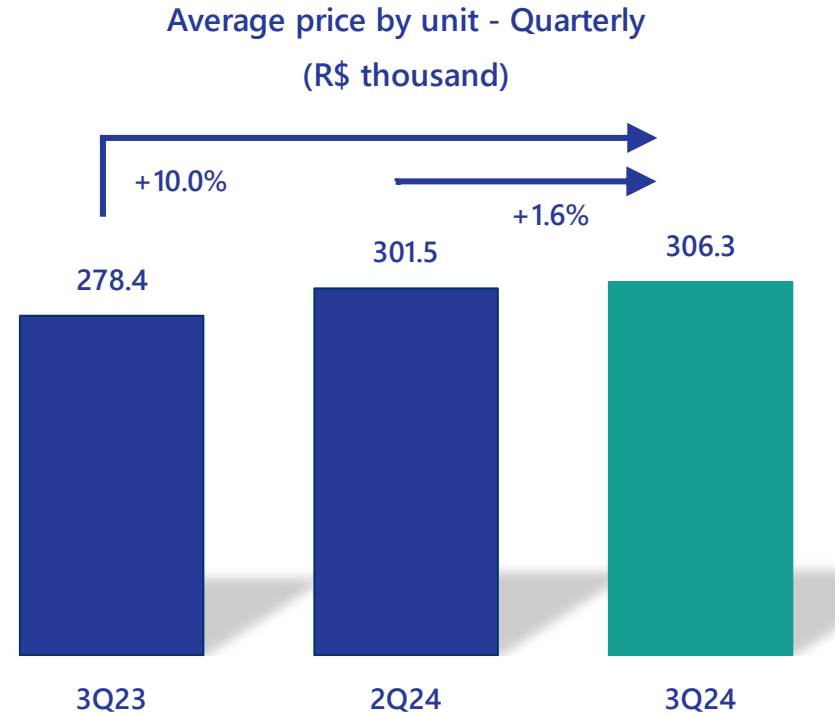
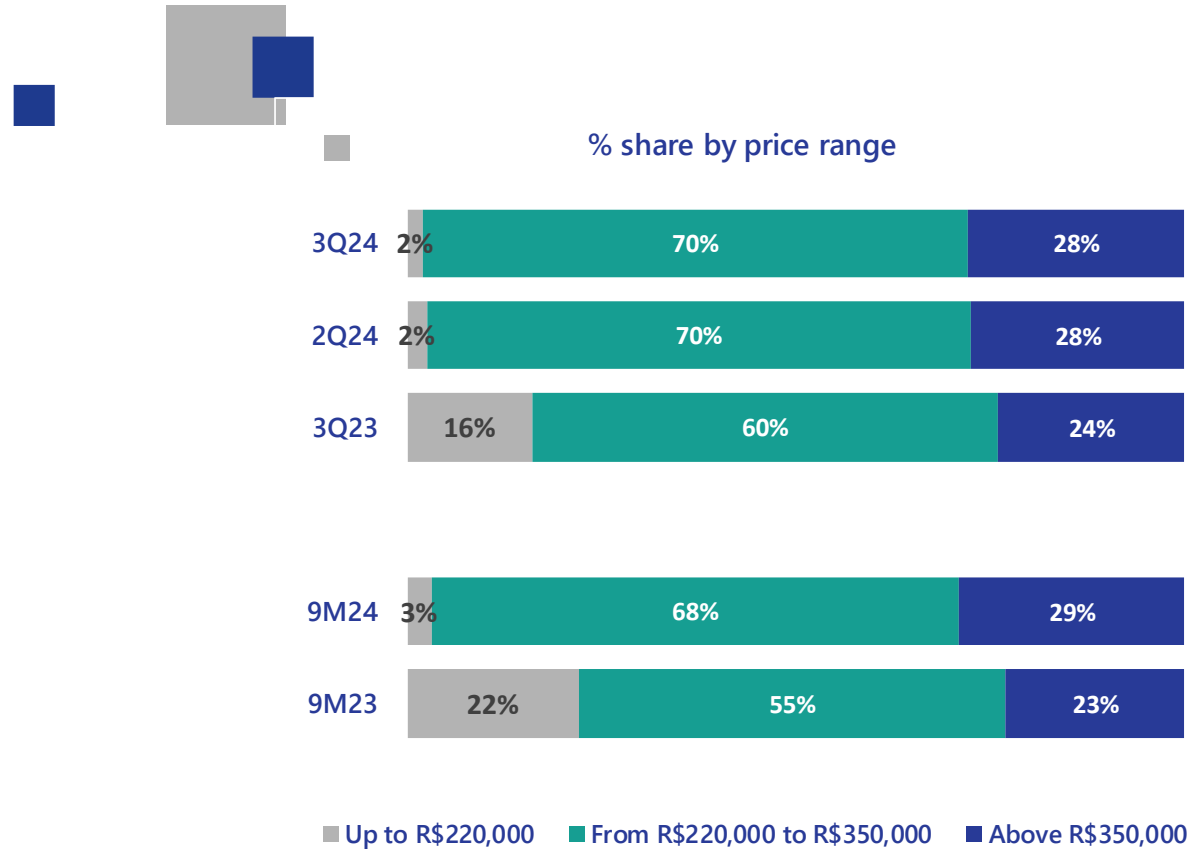


## OPERATING INDICATORS

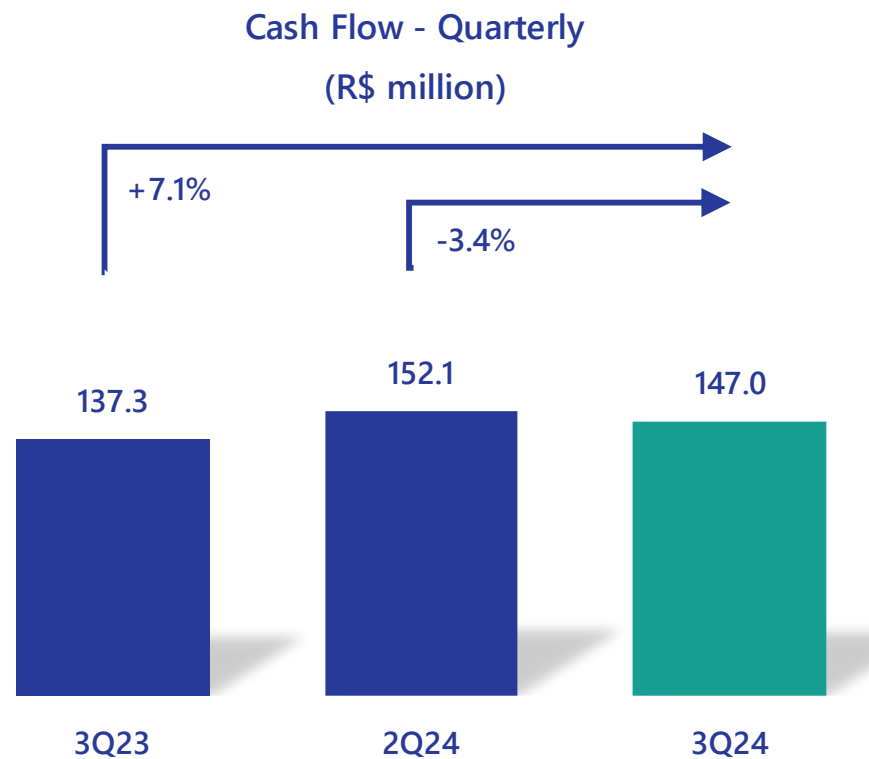
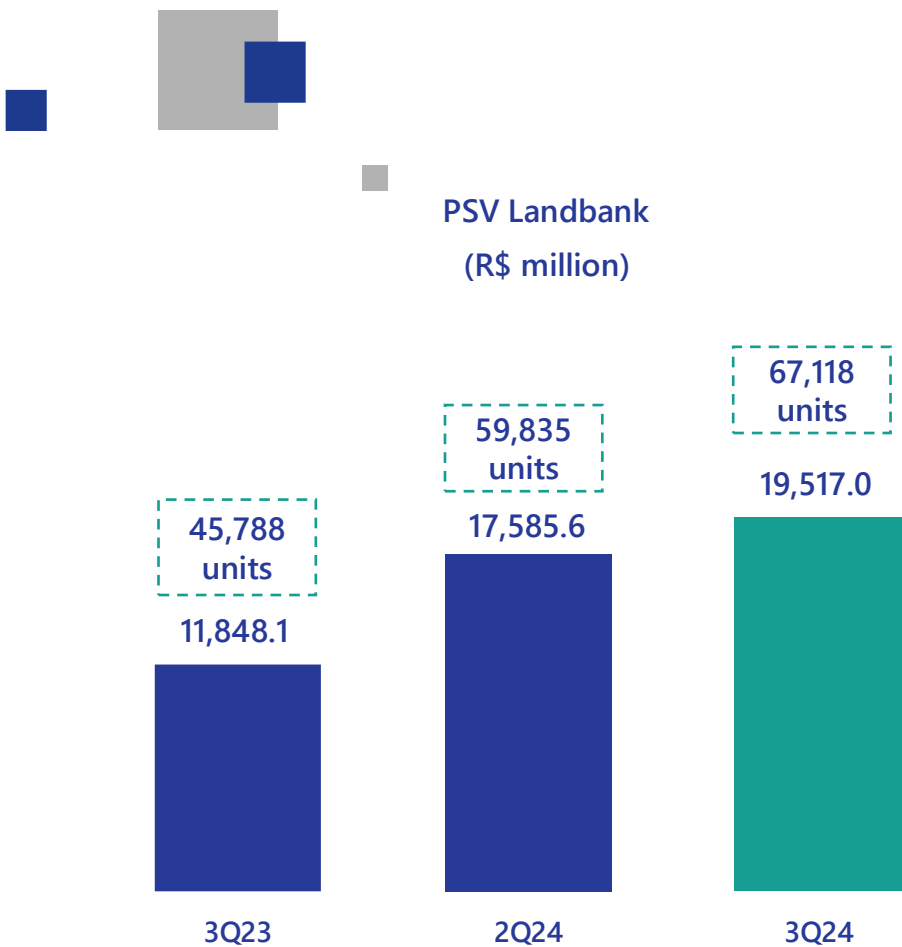


## OUR STRATEGY IN 2024

FOCUSED ON THE HIGH BRACKETS OF MCMV\* PROGRAM AND ONE BRACKET ABOVE

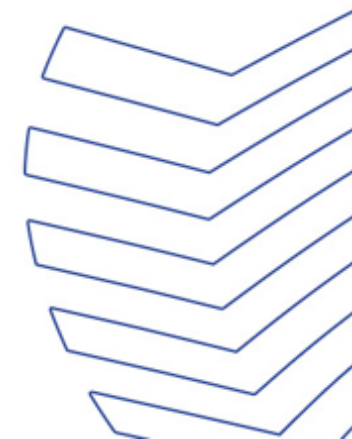


## OPERATING INDICATORS

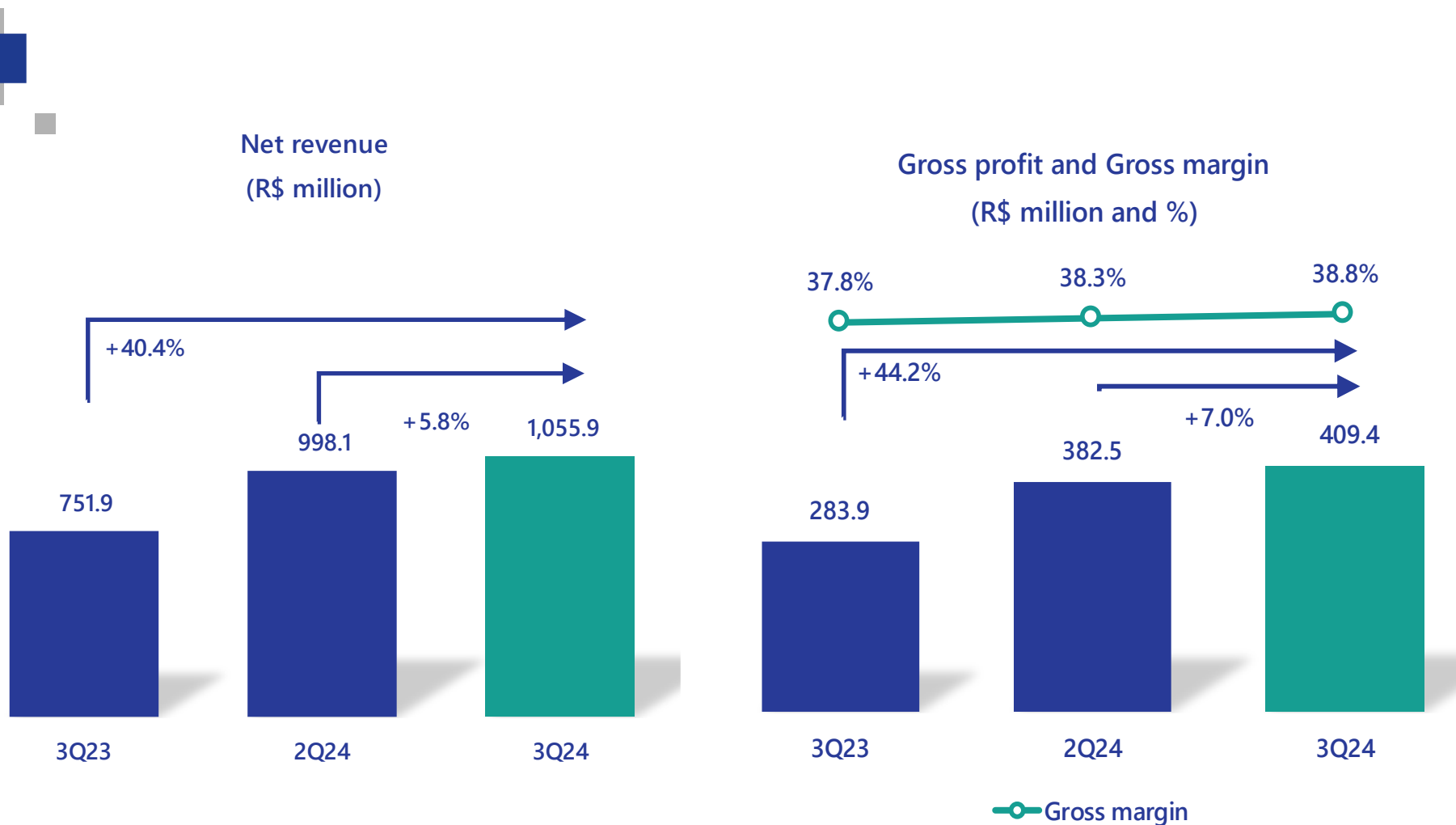




**João Mazzuco, CFA**  
CFO



## FINANCIAL INDICATORS



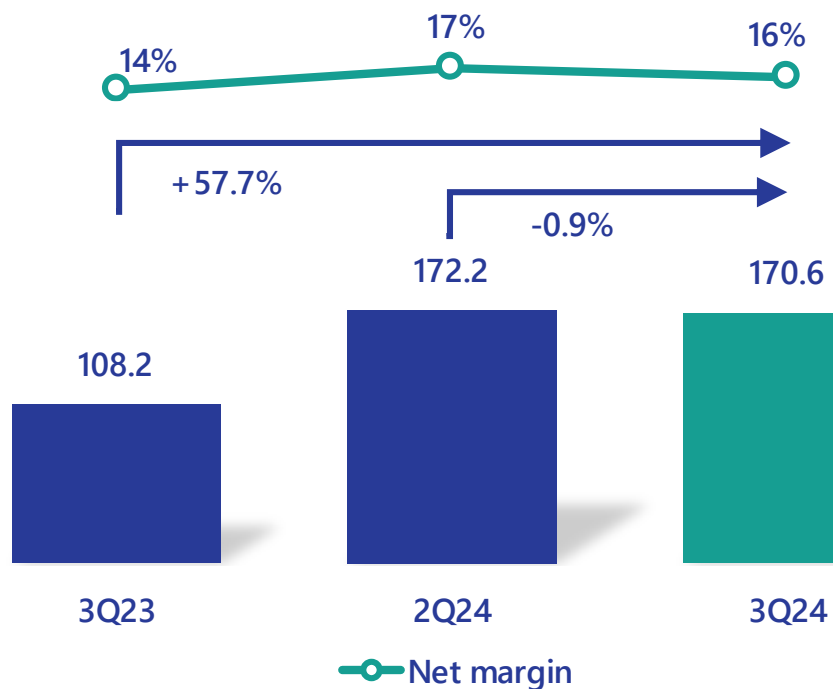
Adjusted Gross Margin 39.0%

## FINANCIAL INDICATORS

Net income and Net margin

%Cury

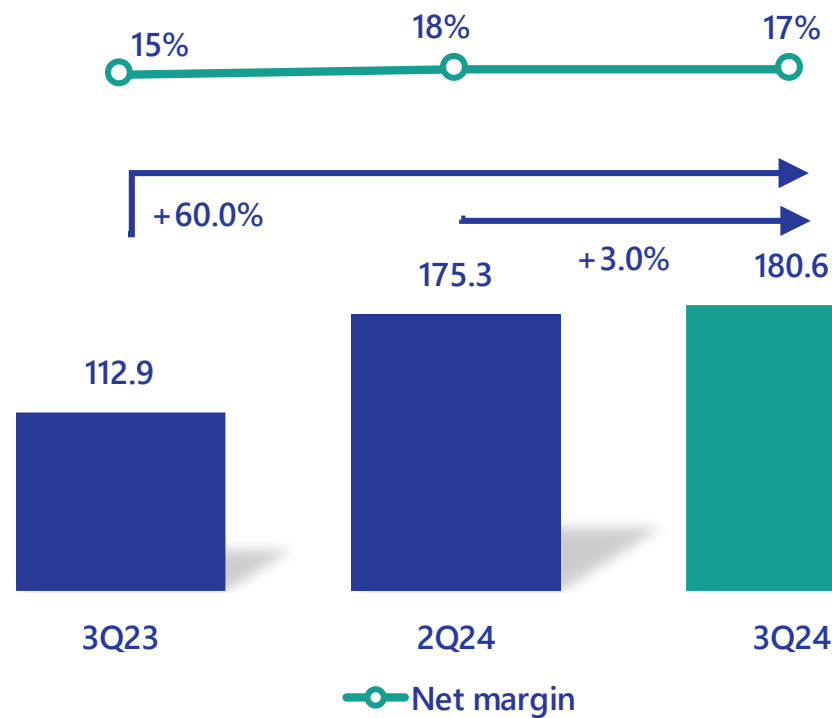
(R\$ million and %)



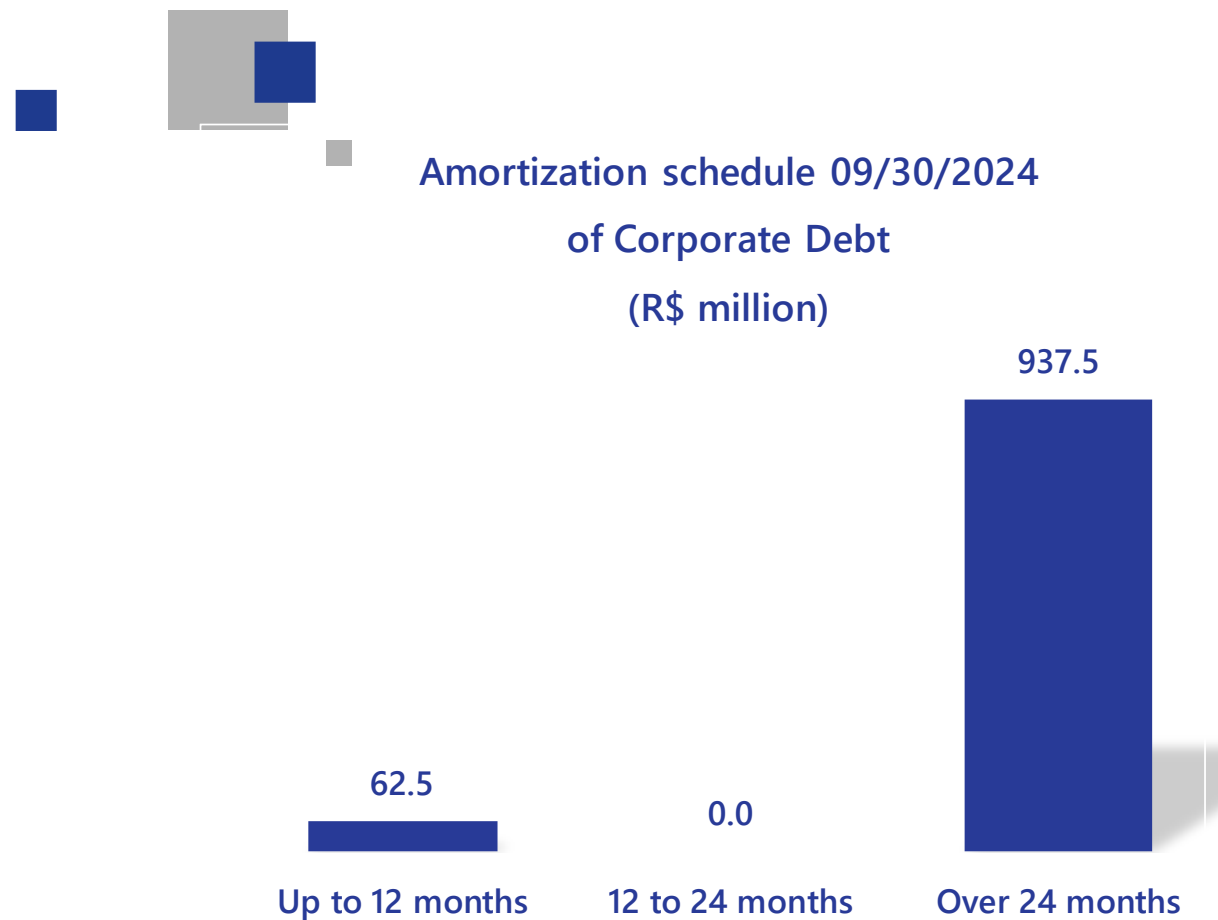
Net income and Net Margin

%100

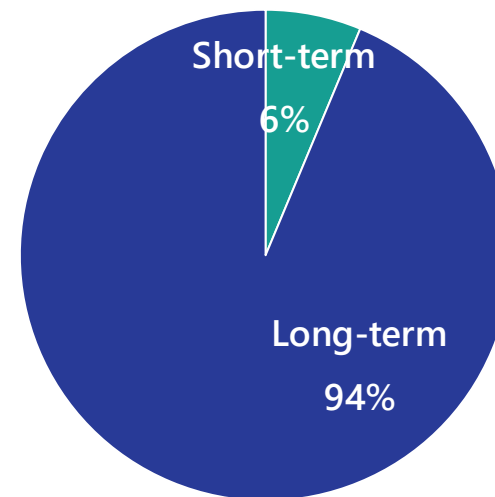
(R\$ million and %)



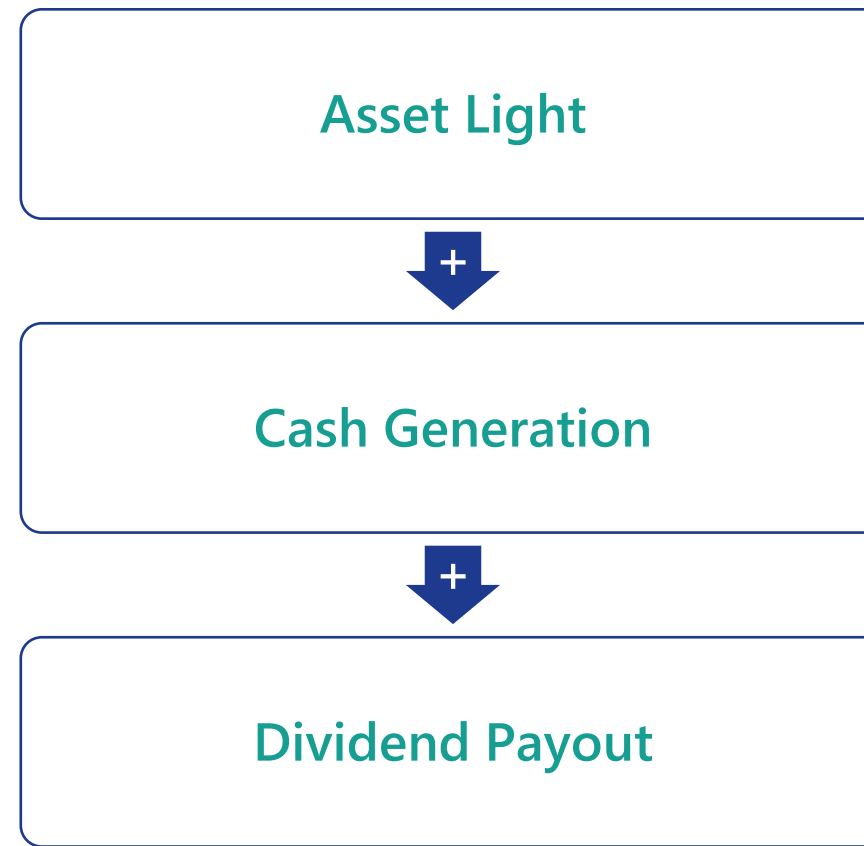
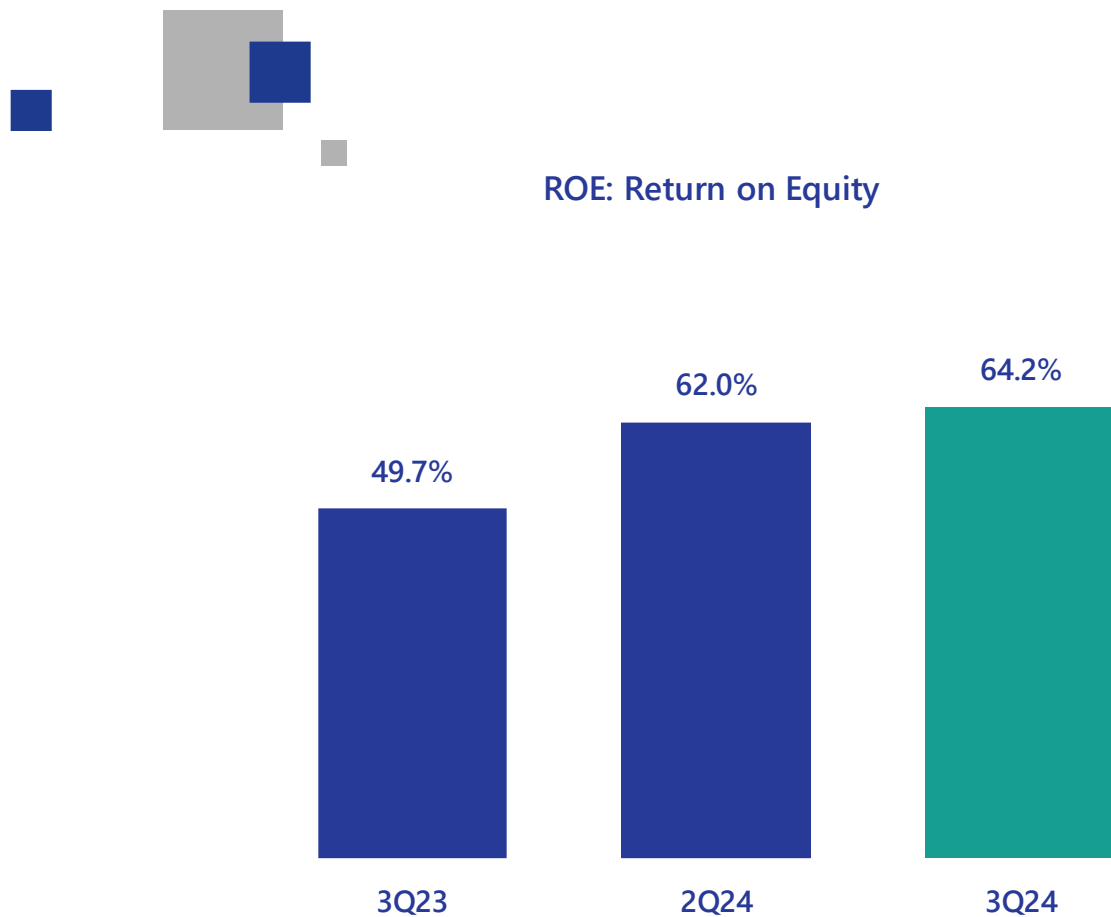
## FINANCIAL INDICATORS



Corporate Debt profile  
09/30/2024



## FINANCIAL INDICATORS





# Investor Relations

IR Officer: Ronaldo Cury

IR Manager: Nádia Santos

IR Supervisor: João Vitor Varrichio

IR Analyst: Erik Geppert

[ri@cury.net](mailto:ri@cury.net)

**CURY** **ICON B3 IMOB B3 IBRA B3 SMLL B3**  
**B3 LISTED NM IGCT B3 IGCX B3 IGNM B3 ITAG B3**

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