Dear Sir or Madam,

In the first newsletter of 2017, we have collected some interesting articles on the current developments in the Airport Region Berlin Brandenburg. Learn about the new construction plans, project developments, and company relocations in the region, as well as upcoming trade fairs and conferences where we will present the Airport Region Berlin Brandenburg.

Kind regards,

your team of the Airport Region Berlin Brandenburg

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I. News from Airport Region Team

ZAB ZukunftsAgentur is changing its name in "Wirtschaftsförderung Brandenburg (WFBB)"

On April 10th, the economic development agency in the state of Brandenburg is scheduled to relaunch under a new name and brand: ZukunftsAgentur Brandenburg (ZAB) will operate as Wirtschaftsförderung Brandenburg (WFBB). The company is also relocating its headquarters to the city center of Potsdam. The new address is: Babelsberger Straße 21, 14473 Potsdam. The new telephone number for the main office will be +49 331 – 730 61 – 000.

The relaunched homepage can be accessed at www.wfbb.de. It also lists relevant contact details. Under the new brand of "Wirtschaftsförderung Brandenburg", the economic development agency will continue to offer comprehensive services to promote business and employment from a single source. They will be available in the future in a new and more structured form: As six compact service packages – for investments, innovation, skilled employees, internationalization, energy and start-ups.

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Save the date - Event Notes!

In the next quarter, the Airport Region team will attend numerous leading trade fairs and conferences in order to present the locational advantages of the Airport Region Berlin Brandenburg.

April 04 – 06, 2017
AEROMART 2017, Montreal, Canada
International Trade Show and Congress for the Aerospace Industry

April 05 – 08, 2017
AERO Friedrichshafen, Germany
Leading European Trade Fair for the General Aviation Industry

April 18 – 20, 2017
AERO Engine Forum, Birmingham, Great Britain
International Conference and Forum for Aero-Engines and the Aerospace Supply Chain

April 24 – 28, 2017
Hannover Messe 2017 (HMI), Germany
World’s Leading Industry Trade Fair

May 09 – 11, 2017
AIRSHOW 2017, Rzeszow, Poland
International Aerospace Forum

May 15 – 18, 2017
CMEF 2017, Shanghai, China
Leading International Trade Fair for Medical Technology in Asia

June 7 – 8, 2017
Airline & Aerospace MRO & Flight Operations IT Conference – EMEA, Amsterdam, Netherlands
International Conference on IT Developments in Aviation

June 19 – 25, 2017
International Paris Air Show, Paris-Le Bourget, France
Largest International Aerospace Exhibition

If you would like more information on the trade fair formats or wish to visit us at the shared booth at the trade fairs, we would be delighted to hear from you.

II. News from the Airport Region

New long-haul routes to the USA and Canada
The connections to North America from Berlin will be further expanded upon with the 2017 summer flight schedule. Airberlin is significantly increasing its long-haul network to the USA: From May 2017, there will be connections to San Francisco (four times per week) and Los Angeles (three times per week) on the west coast for the first time. Additionally, the airline will offer even more connections to New York (JFK) and Miami. Airberlin have already been flying to Chicago, the major city on Lake Michigan, five times a week since winter 2016/2017. From June, Air Canada will be offering four connections a week between Berlin and Toronto, Canada. Delta Air Lines will return to Berlin and will also launch daily direct flights to New York.

Purchase Agreement signed by WINDnovation Engineering Solutions

WINDnovation will build an office building for their own use to house a total of 25 employees on a 1,200-square-meter plot on Wagner-Régény-Straße in Berlin-Adlershof. The company is responsible for development and engineering services in the field of rotor blades and fits in excellently with the tech cluster at the Adlershof site.

PROJECT Immobilien to launch at Europarc Dreilinden

On the e-Commerce site, just beyond the border of Berlin, where global companies such as eBay and PayPal have set up their German centers, the industry specialists PROJECT Immobilien, are developing a six-story office building with a total of 4,500 square meters available for rent. The new office building at Albert-Einstein-Ring 22 will begin to be marketed as early as in the first half of 2017. There will be flexible office and service spaces constructed, which can be designed to meet the demands of the tenants as single or double offices, or as open-plan offices to encourage communication, all set up to make efficient use of the space.

Verdion close to completing construction of the new logistics space in Schönefeld

The second stage of construction of the Verdion Airpark Berlin is close to being finished. The goal is to be able to make two additional logistics units spanning 21,000 square meters in July 2017.

The tenants of the first construction phase, completed in 2016, include the logistics company DACHSER SE, the e-commerce company Bringmeister, and the metalworking company PUK, among others.
The Verdion Airpark Berlin, with a total of 80,000 square meters available for rent, is situated at Bundesstraße 96a and is in close proximity to Schönefeld Airport and to the planned Berlin Brandenburg Airport.

The developers of the logistics park are the project developer Verdion and the investor Rockspring.

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EUROVIA rents six floors of office space at "NUBIS" in Berlin-Adlershof

The rental agreement was signed within the first few days of the new year: With a ten-year term, PROJECT Immobilien Gewerbe AG were able to acquire a new tenant, EUROVIA, for the showpiece "NUBIS" in Germany’s most modern start-up and technology park at Berlin-Adlershof.

The structural work for the first construction stage consisting of 7,800 square meters of office space will soon be completed at the site at Franz-Ehrlich-Straße 5. Situated directly opposite an S-Bahn station, the office space in the Adlershof science and technology park is scheduled to be ready for the tenants to move in by the third quarter of 2017. Around 3,359 square meters over six floors of the first construction phase will be occupied by the new tenant EUROVIA, which has around 3,200 employees nationwide and is one of the leading road construction companies in Germany. The company is a subsidiary of the French concern, VINCI, a global market leader in the field of construction and concessions with 190,000 employees. "With the EUROVIA Group, we have a strong partner on our side as a tenant", enthuses Patrick Will, Director of Rentals and Global Sales at PROJECT Immobilien Gewerbe AG.

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Goodman almost completely exhausts the logistics center at GVZ Großbéeren

Last year, the real estate group Goodman secured one of the last available larger plots at GVZ Berlin Süd in Großbeeren. The company has used the space to develop a logistics center spanning 34,000 square meters. Goodman was able to lease four of the five units available in less than twelve months, thereby reinforcing the appeal of the larger Berlin area as a logistics hub. The last unit of 9,000 square meters of valuable logistics space is still available for immediate rental. At GVZ Freienbrink, on the eastern stretch of Berliner Ring, the real estate group is currently working on another new development.

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Hotel group NOVUM leases space at the new PROJECT Immobilien
In January, PROJECT Immobilien Gewerbe AG was able to acquire the NOVUM Hotel Group as another tenant at the new commercial site “FRONTOFFICE” at Alexander-Meißner-Straße 2 at Berlin’s city airport, BER.

The hotel company that operates across Europe has signed a lease for an initial term of 20 years with around 5,500 square meters for 168 hotel rooms and 27 underground parking spaces in the first construction phase of the new building at the Business Park Berlin. The planned “Novum Style Hotel Berlin Airport Schönefeld” is scheduled to open in fall 2019.

“We are delighted to have gained the NOVUM Hotel Group as a strong partner. Hotel companies in particular will benefit from the advantageous location of the “FRONTOFFICE” site, right at the capital’s new airport”, said Patrick Will, Director of Rentals and Global Sales at PROJECT Immobilien Gewerbe AG.

High demand at SEGRO Airport Park Berlin

SEGRO has seen strong demand for commercial space at the SEGRO Airport Park Berlin. Phases I and II have already been completely rented out, phase III will be completed in fall 2017. The pre-letting process for the warehouses, service sites and office spaces has already begun. Around 5,100 square meters have already been rented out to the flower delivery company Fleurop, which is headquartered in Berlin. Interseroh Dienstleistungs-GmbH and SF Medical Products GmbH have already leased a total of 1,400 square meters in phase II. As soon as phase III is ready for occupancy, the tenants will expand and extend their rented space to include some in the new phase.

In addition to the pre-let spaces, the commercial park will be speculatively expanded by two additional units, each with 9,200 square meters. The total space spanning 18,400 square meters that includes warehouse and office space will be available from the third quarter of 2017.

Additionally, the commercial park will be speculatively expanded by 27,000 square meters, to the north of the pre-let properties. Here, there will be units available from the fourth quarter of 2017, ranging from 400 to 5,000 square meters.

Falkenberg Park

In Falkenberg Park, a classic commercial park from the nineties, the available office spaces have been restructured and reorganized. This will now allow potential tenants to rent up to 1,500 square meters on a single floor, or up to 3,000 square meters, connected by a central access core. In addition to its close proximity to the BER airport, the property also offers a lot of other benefits thanks to its cost effectiveness and flexible utilization options. Rental requests can be realized and incorporated well in the existing property. The location is also close to the S-Bahn station, Alt-Glienicke, the highway out of the city, and Berlin’s ring road (Berliner Ring). There is also ample parking available at the site.
The commerce specialists PROJECT Immobilien plan new office and service spaces near the Berlin city limit

Only five kilometers east of Kleinmachnow, there is the Techno Terrain Teltow, spanning 60 hectares. The site is a significant growth driver for the idyllic small city of Teltow, which has recently become something of a boomtown. More than 200 companies with 7,000 employees have now set up shop on the commercial area. It is primarily the good infrastructure with a direct connection to the Berlin S-Bahn network and comparably low rent costs that attracts traders to the site. PROJECT Immobilien is planning a six-story office building at Rheinstraße 11, with a penthouse and a total rental space of 9,550 square meters. The first tenants will likely be able to move in during the fourth quarter of 2018.

Standard land values for Berlin and Brandenburg as of 01/01/2017

The standard land values for all of Germany as of 12/31/2017 have been announced by property valuation committees. The current valuations for the states of Berlin and Brandenburg can be viewed free of charge.

III. Living in the Airport Region

Construction starts on the residential project "WAVE" on the banks of the spree river in Berlin

The project developer Bauwerk Capital is realizing the new project "wave" on one of the last available plots on the banks of the Spree in Friedrichshain, with two apartment blocks and a total of 161 apartments for sale. The internationally renowned architect firm Graft is responsible for the design. The apartments and penthouses ranging from 26 to 296 square meters are scheduled to be completed by the end of 2018.

The plot that will house the two new apartment blocks is over 9,700 square meters large and is located between the Oberbaumbrücke and the Elsenbrücke, at the point where the districts of Friedrichshain, Kreuzberg, and Treptow meet. The majority of the apartments have a balcony, private garden, terrace, or roof garden.
Topping-out ceremony for the Johanniter kindergarten and seniors' center in the “VivaCity Adlershof”

On January 25th, 2016, the Gemeinnützige Baugenossenschaft Steglitz eG celebrated its topping-out ceremony for 120 apartments. Prior to that, the Johanniter kindergarten and the Johanniter seniors’ institute in the VivaCity in Adlershof were completed on December 7th, 2016.

The two new buildings are part of the innovative district, VivaCity Adlershof. The buildings have a usable space of around 16,000 and occupy an area of 21,000 square meters at Eisenhutweg/ Straße am Flugplatz. The kindergarten was built for 129 children from the age of eight months, in accordance with the KfW energy efficiency standard 55. The Johanniter seniors’ institute Berlin-Johannisthal has 99 single rooms and four assisted living apartments that all comply with the KfW guideline 40 for energy efficient housing.

The kindergarten is scheduled to be opened in summer 2017, and the Johanniter seniors’ institute is due to be completed in the fourth quarter of 2017. Johanniter Seniorenhäuser GmbH will run the care operations. The kindergarten is intended to support companies and working parents with long opening times and only a few days per year when it will be closed.

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