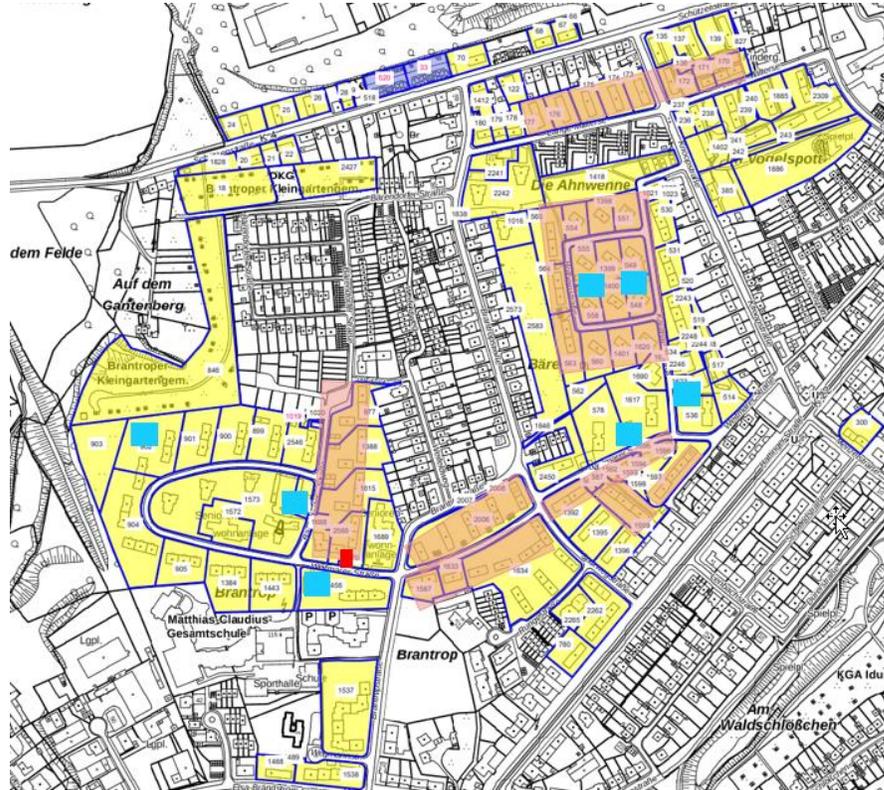


Bochum Weitmar

Urban Quarter in Bochum

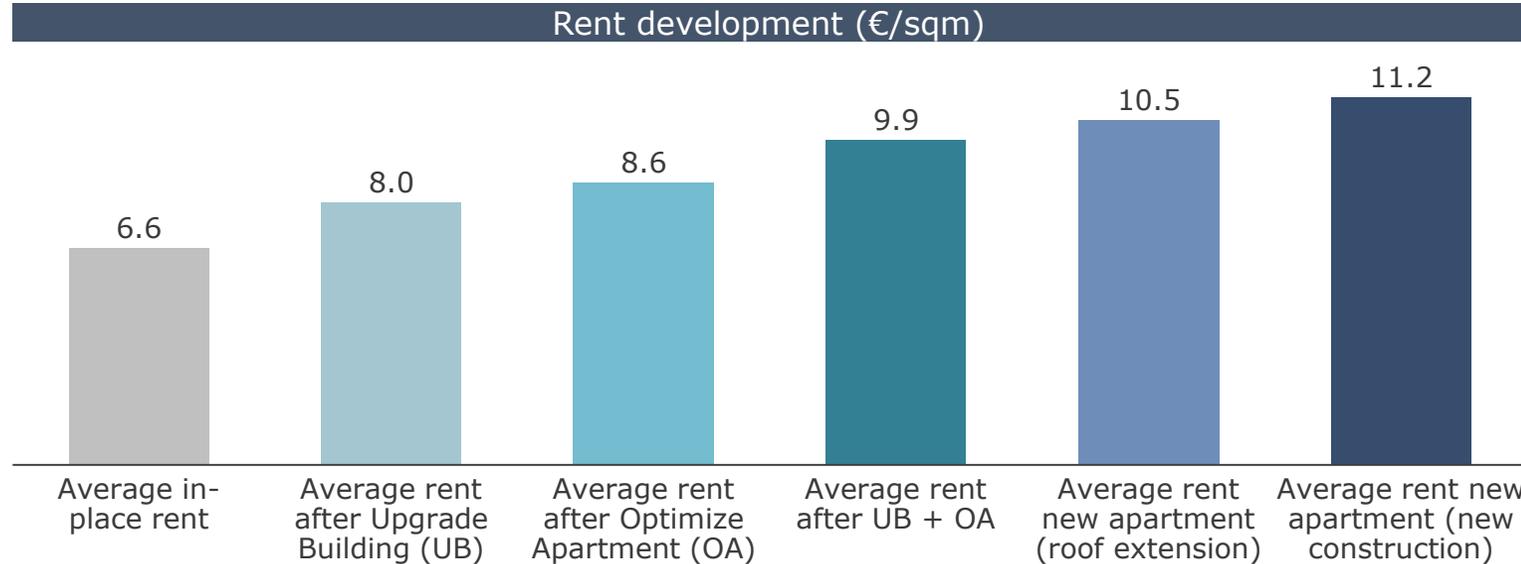


- Vonovia assets Bochum Weitmar
- Current Upgrade Building Program
- New construction
- Energy Innovation Center



- Upgrade Building & Roof Extension
- New Construction
- Optimize Apartment
- Neighborhood Development

Number of resi units	1,369
Number of additional resi units through roof extension	113
Number of additional resi units through new construction	93
Overall est. IRR for the project	9.7%
Overall est. NIY for the project	4.3%
Est. project horizon	2020-2025



Bochum Weitmar

Urban Quarter in Bochum

New construction & roof extension

- Various floor plans and apartment sizes for different tenant groups including large units for families and low-barrier apartments for senior citizens

Upgrade Building Investments

- Comprehensive, energy-efficient modernization
- Efficient energy generation and use through self-learning energy management system

Optimize Apartment Investments

- Senior-friendly refurbishments
- Modernization upon tenant demand (bad, kitchen, security package, etc.)

Neighborhood environment

- Open for widest range of population, specifically including families and senior citizens
- Urban square to foster social cohesion through communication and interaction

Services

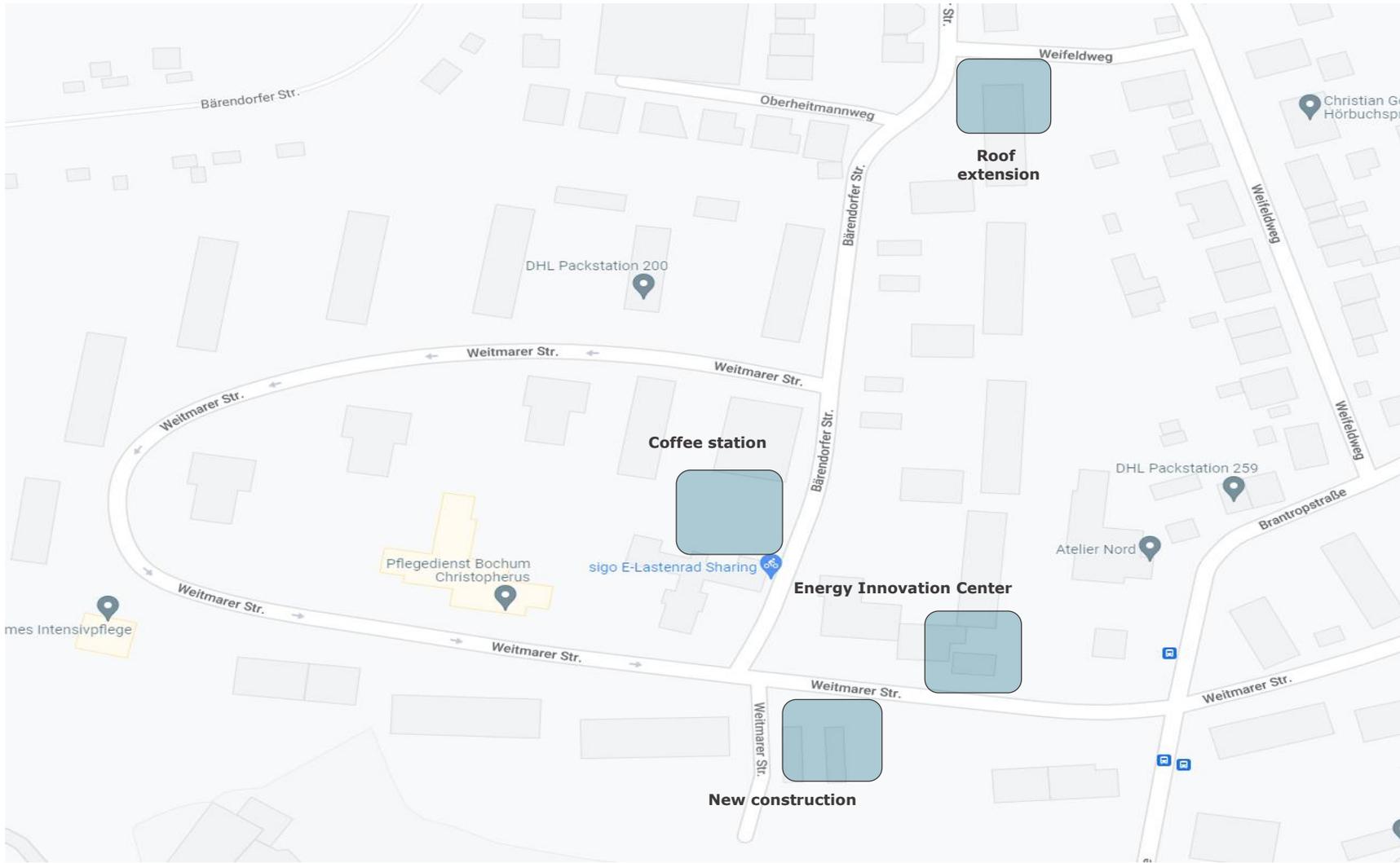
- On-site urban quarter representative from Vonovia
- Landlord-to-tenant electricity on demand, charging stations, e-car-sharing

Participation & communication

- Cooperation with nursing care provider (*Christopherus*) to set up shared apartments for dementia patients (family members often live in the same neighborhood)

Bochum Weitmar

Urban Quarter in Bochum



Google maps