

PRESS RELEASE

QUEST and Competo celebrate topping-out ceremony for new Nestlé headquarters in Frankfurt

Hamburg/Frankfurt, 14 June 2023. The elegantly curved outline of the "Kreisler" building on the corner of Baseler Straße and Gutleutstraße can already be discerned – the shell of the building has been completed: on 14 June 2023, the developers Competo Capital Partners and QUEST Investment Partners along with the main tenant Nestlé Deutschland AG celebrate the topping-out ceremony of the office building, joined by the construction workers and craftsmen as well as by guests from the fields of business and politics. With 12 storeys and a height of 45 metres, this new, staggered building provides around 24,000 m² of rental space, around 2.200 m² of landscaped roof terraces and outdoor areas, as well as shaded outdoor workspaces. The property on the southern edge of the central railway station district is already fully let.

With its harmonious shape, the Kreisler building makes a new architectural statement

Light, bright, dynamic and timeless – this is how the design is best described. With its flowing, organic shape and the light-coloured façade, the building will significantly enhance the area between the central station and Baseler Platz. The rounded design of the Kreisler property emphasises the urban planning idea behind Baseler Platz as the southern entrance to the city and as a link between the central railway station district and the development along the banks of the River Main. What the architects had in mind: the shape, colour and material of the façade should emphasise the dynamism of the building, which stands in the flow of time and traffic. The name and design of the Kreisler property are inspired by the former traffic roundabout between Frankfurt central station and the Friedensbrücke bridge – once an important junction in the city.

On the inside, high ceilings, plenty of natural light and internal and external vistas create transparency and a pleasant sense of space. A sculptural staircase from the 2nd to the 11th floor in an open stairwell creates walkable connections. A sustainable, cutting-edge building for flexible and future-oriented work is taking shape here. E-mobility has also been taken into account: ten of the 63 car parking spaces have e-charging stations. Some of the 200 bicycle parking spaces are reserved for e-bikes. A photovoltaic system on the roof produces carbon-neutral electricity to supply the building which is planned for LEED Gold certification.

Theja Geyer, Managing Partner at QUEST Investment Partners: "Buildings shape living spaces. They contribute to the uniqueness of cities, create identity and always hold an emotional value in addition to their aesthetic value. We are convinced that the Kreisler building will generate new momentum for the railway station district and make a positive contribution to the development of the city centre. The fact that the property is already fully let confirms the potential of central locations in major German cities. While work environments are changing, modern buildings in prime locations will remain attractive in the competition for the top talents in the future."

Transparent and at the heart of it all: Nestlé Germany opts for open office concept in the city centre

In June 2021, Nestlé Deutschland AG signed the lease for its new headquarters covering around 19,000 m². In the second half of the year 2024, things will get going: some 1,500 Nestlé employees will move from the current location in Niederrad to the centre of Frankfurt.

The team will experience an innovative office concept across twelve floors, with a characteristic staircase as an element of connection and movement. The ground floor will feature a multi-functional, open and interactive restaurant for employees, as well as a kitchen area for product development, testing and training by Maggi and Nestlé Professional. Nestlé's culinary expertise, from individual cooking to large-scale and community catering, will be on display here. With a culinary concept that focuses on local and sustainable food, the company offers employees suitable options throughout their working day at the office, ranging from breakfast to lunch and in-between snacks.

Green outdoor areas will serve as central anchors for the new team spirit, in addition to the restaurant areas, which also extend to the eleventh floor with a gastro-lounge area and a cooking studio. The roof garden on the top floor offers an impressive view of the city centre and is complemented by six further gardens on the other levels. There is also plenty of space for shared experiences and creative exchange in the event area on the first floor as well as in the central "neighbourhood meeting places" and "workshop areas", which can be found on each office floor.

Through its design, the new building facilitates dialogue, builds connection and stands for openness and transparency. **Ralf Hengels, Head of Human Resources, Nestlé Germany:** "By moving into our new building, we want to reshape collaboration. Our activity-based workplace concept centres



around our employees and their needs. The room layout and facilities create optimal conditions for flexible, creative, collaborative and also focused, individual work."

Alexander von Maillot, CEO Nestlé Germany: "At Nestlé, we are working hard to become more transparent and approachable. This transformation is now visible to everyone at our new location. Sharing and learning from each other shapes the way we work, both internally and externally. We look forward to new prospects, inspiration and becoming part of a vibrant neighbourhood in the heart of Frankfurt – the birthplace of our company founder Heinrich Nestlé."

About Competo Capital Partners

Competo Capital Partners GmbH is a manager-owned and independent investment and asset management specialist. The company's core competence includes tailored equity investments in German property developments using equity capital and mezzanine loans, but also long-term investments in properties-in-use. In this line of business, Competo manages the accounts of a selected number of institutional investors who consist almost exclusively of foundations and family offices.

In the developments segment, Competo Capital Partners buys into selected property developments of experienced German developers in the segments office, residential, retail, logistics and hotel by committing equity and mezzanine capital. By setting up the AIFM company Competo Capital Invest GmbH (KVG), Competo transferred its mezzanine business, which has prospered since 2014, into a closed-end loan fund. The average equity investment portfolio consists of 15 equity investments with a combined investment total of more than one billion euros along with 20 mezzanine loans in a volume of c. 1.6 billion euros at the moment – together adding up to an investment total of c. 2.6 billion euros.

In the properties-in-use segment, Competo currently has a portfolio of 18 assets in the cities of Munich, Hamburg, Düsseldorf, Frankfurt, Mainz, Stuttgart and Ulm under management as investment and asset manager whose combined investment volume exceeds 1.3 billion euros. This brings the total investment volume under Competo's management in the real estate sector just under four billion euros. For more details, go to www.competo-cp.de.

About Nestlé

Nestlé Germany, based in Frankfurt am Main, has around 8,300 employees in 13 locations. Nestlé's headquarters are in Vevey, where the company was founded in Switzerland over 150 years ago. Nestlé is the world's largest food and beverage company with locations in 188 countries. Every day, 275,000 employees around the world work to improve people's quality of life and contribute to a healthier, more sustainable future. Nestlé offers a wide range of products and services for people and animals through all stages of life. This includes over 2,000 brands from global icons such as Nescafé, KitKat and Maggi to innovations in Plant Based and Health Science.

About QUEST Investment Partners

QUEST Investment Partners is an owner-operated real estate investment company. Its offices are located in Hamburg, Berlin, Munich and Frankfurt. With a portfolio of around €3.4 billion in assets under management, the company which is a signatory to the UN Principles of Responsible Investment focuses on investments in

commercial properties with upside potential in selected locations of major German cities. QUEST Development develops and finances high-quality real estate projects both independently and in cooperation with co-investors. QUEST Funds is responsible for the fund business and makes individual investments together with institutional investors, while the team at QUEST Property Management team handles around 550,000 m² of usable space in its own and third-party projects. QUEST Energy supplies CO₂-free energy: the company installs and operates photovoltaic systems on the roofs and exterior surfaces of buildings. For more information please visit www.quest-investment.com



Left to right: Ulrich Rössing, Managing Director / CTO Quest Investment Partners, Sina Lupp, Partner Adolf Lupp GmbH, Alexander von Maillot, CEO Nestlé Deutschland, Ralf Hengels, CHRO Nestlé Deutschland

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