

**BDC
OE**

BUSINESS
DEVELOPMENT
CENTER
ORGANIC
ELECTRONICS



INNOVATION NEEDS SPACE

INNOVATION NEEDS SPACE

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05 / HEIDELBERG
Location matters

“YOUR TASK IS NOT TO FORESEE THE FUTURE, BUT TO ENABLE IT.”

ANTOINE DE SAINT-EXUPÉRY

We believe that creative people love creating solutions and having fun using their ingenuity. They like to be surrounded by like-minded colleagues and startups. Our workspace will offer flexibility in rental conditions and the future expansion of your business. Co-working and a dense network of experts injecting new impetuses are naturally part of the package.

Your requirements will be met with the City of Heidelberg’s plans for a new technology-driven campus – the Heidelberg Innovation Park.



EXTENSIVE, FLEXIBLE SPACE – PERFECTLY PRE-EQUIPPED

The illustrated floor plan shows a detail of the Business Development Center's ground floor. Three floors plus one underground level for parking are planned altogether.



Whether you are looking for offices, coworking spaces, BSL-2 wet labs, a workshop/garage or would like to use a clean room, our new, versatile Business Development Center provides you with full flexibility. Heating, cooling, powerful mechanical ventilation and media piping are an integral part of our offer. A cafeteria, a conference center and 24/7 facility management additionally cater to your needs.

As a future tenant, you will benefit from the available technical infrastructure that allows plug-and-play connectivity.

The BDC OE will be partly financed by a European Regional Development Fund (ERDF).



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PHASE 1 – CREATIVE SPACE



The plan shows the first construction phase of the Business Development Center. Two buildings are anticipated, which will not only look amazing from an architectural point of view but will function as one unit in terms of R&D facilities and bringing tenants together. Phase 1, the southern Business Development Center, is intended for young small and medium-sized companies.

The first construction site will comprise:

Total gross floor area	76,400 sq ft / 7,095 m ²
Total rentable area	47,400 sq ft / 4,400 m ²
Total costs	€17.5 million
31 offices	
6 technical offices	
17 labs	
2 clean rooms each with a flexible area of	2,600 sq ft / 242 m ²

You will also find:

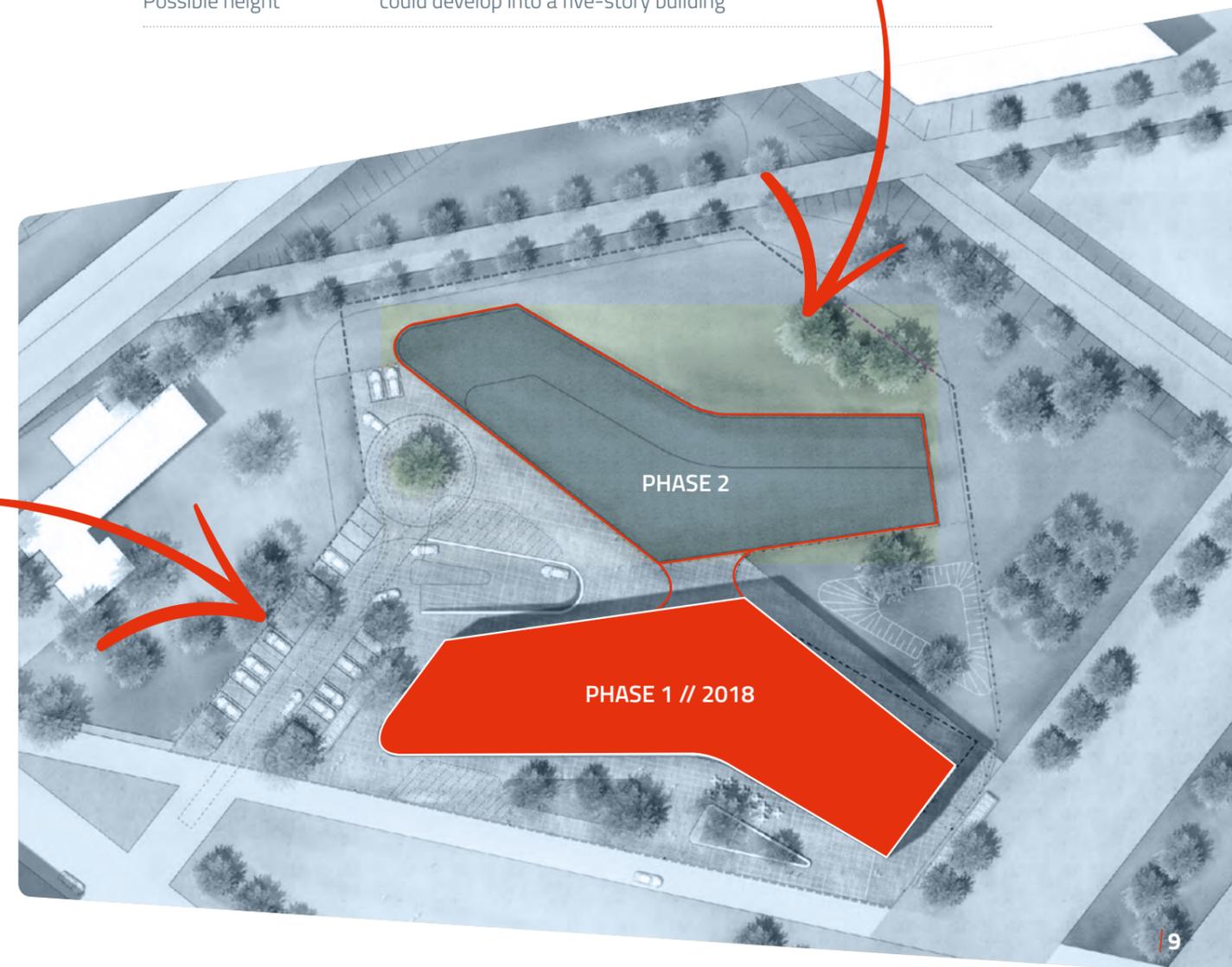
- Underground and above-ground parking
- A cafeteria
- Conference facilities and boardrooms
- Accelerator and startup support
- Dense, extensive networks and cooperation partners

PHASE 2 – PLANNED WITH FORESIGHT INVESTING IN THE FUTURE

Phase 2 of the Business Development Center will host mature and established tenants – a perfect mix of people promoting collaboration and innovation. The interior design can be customized to suit your needs, i.e., offices and/or a multifunctional complex comprising labs, clean rooms and workshops.

The second construction site could comprise:

Total gross floor area	19,400 sq ft / 1,800 m ² /floor
Possible height	could develop into a five-story building



HAVING A GREAT IDEA IS A NICE THING. SUCCESSFULLY TURNING IT INTO AN IMPACT ON HUMANITY IS THE REAL CHALLENGE.



THE BEST THING IS MEETING PEOPLE WHO FEEL LIKE YOU AND LOVE TO CO-CREATE.

Bringing an idea to market and hopefully disrupting the market takes time and, most of all, passion, self-belief and focus. In other words, you need both a strong team and competitors in order to fail, iterate and optimize your product. Heidelberg Technology Park provides this ecosystem and has supported hundreds of young, innovative companies and thousands of brilliant minds since it was founded in 1984.

EVERY GOOD IDEA DESERVES A CHANCE! SUPPORT FOR SCIENTIFIC AND TECHNOLOGICAL STARTUPS INTERESTED IN ENTREPRENEURSHIP AND INVESTMENT OPPORTUNITIES.



Our Startup Support Bureau is Heidelberg's one-stop source for information and advice for those interested in entrepreneurship and investment opportunities. An interdisciplinary team combines both business and scientific expertise to offer consultation on various startup-related matters. Whether providing feedback on business models or suggestions for convincing pitch decks, the startup support team offers a range of services and programs for truly hands-on support.

Now that the American forces have left Heidelberg, the vacated urban spaces are full of possibility. A technology, innovation and manufacturing park, where founders, students, investors, industrialists and scientists can meet to jointly develop the technologies of tomorrow, is being established in such an area. No city in southern Germany is more suitable than Heidelberg for the fertile exchange between science and business, and that between startups, large companies and research institutions.



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HIP – HOTSPOT FOR SCIENCE

Space is always limited within the city boundaries, but still always in demand. With the departure of the American forces, Heidelberg has the unique opportunity to convert the former military grounds into something new – into a modern site for innovation. The Heidelberg Innovation Park (HIP) represents the city's ambition to transform the former Patton Barracks into a new technology park for startups and established companies with a high-tech background.

HIP – a new playground for creative minds right in the heart of Heidelberg, one of the best known historical cities in Germany with a strong presence of internationally established companies. There could be no better place to start your business.

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HEIDELBERG INNOVATION PARK

LOCATION MATTERS! A GERMAN POWERHOUSE...

Heidelberg is at the heart of the Rhine-Neckar Metropolitan Region's strong economy.

- > Ruprecht-Karls-University, established in 1386, 12 university hospitals
- > German Cancer Research Center, European Molecular Biology Lab
- > Printed Electronics Lab, SAP, NEC, SAS
- > Perfect strategic location: 45 minutes to Frankfurt International Airport
- > Neighboring Austria, Belgium, France, Italy, The Netherlands, Switzerland, Italy
- > Good quality of life, sports, recreation, culture and heritage
- > Competitive workforce, excellence in research and education



...MARKED BY SCIENCE AND CULTURE



Heidelberg is considered one of the most beautiful towns in Germany. Both the old town and the Heidelberg castle in particular enjoy a worldwide reputation, attracting 12 million international visitors plus 1.4 million bed-nights per year. The city literally breathes science and culture. The oldest university in Germany was established here in 1386 and has been recognized by the German Ministry for Science and Education as one of Germany's top elite universities, leading to substantial subject-related additional grants.

The numerous companies based in the Rhine-Neckar Metropolitan Region and in Heidelberg, with their myriad competencies, offer excellent collaboration opportunities. Interdisciplinary exchange is facilitated by the various high-tech industries that stimulate, support and promote one another.

Heidelberg and InnovationLab have become a hub for organic printed electronics and pioneers in prototyping and small-scale manufacturing. The synergy between research and industry amplifies the R&D potential, motivating numerous spinoffs on a daily basis.

IMPRINT

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