

**Ratingen: project successfully completed despite short deadlines**

**Brune Real Estate AG & Co. KG completed another project in May 2017 with a futuristic office and administration building in Ratingen, Germany. Drees & Sommer advised the project developer and investor on the investor tendering process and took on the management of the project. The new building, which is now home to a major exchange-listed IT company, comes with approximately 10,000 square metres of rental space and provides working space for up to 400 people.**

Brune Real Estate AG & Co. KG received comprehensive support in connection with the project from project management and consultancy firm Drees & Sommer, which is active throughout the world. The groundwork was laid by Drees & Sommer partner Jörg Ewald-Lincke who carried out economic feasibility studies and then provided advice on everything from the purchase of the land through to the conclusion of the rental contract. Subsequent project management services for the long-term client included the drafting of an invitation to tender for general contractors in the form of functional specifications, together with tenant coordination advice. 'One of the major challenges we faced was to complete the job within the very short deadlines set by the client. So we were all the more delighted to have completed such a demanding project on time and on cost', said Drees & Sommer project partner Sebastian Kleweken. The project management firm's experts succeeded in steering the project through from the building application stage to the appointment of general contractors within the first six months of its life. There then followed 22 months of construction work and completion of the building in May 2017.

The building provides a modern and flexible office landscape which satisfies all of the tenant's needs and requirements. It offers traditional offices and quiet rooms as well as areas and conference rooms that can be adapted for a wide range of purposes. The interior features numerous splashes of colour in an effort to make people's everyday office experience more enjoyable. The glass façade with its floor-to-ceiling windows ensures the building benefits from plenty of daylight and a positive interior ambiance. The overall picture is completed by a spacious green inner courtyard separated from the street space by the building itself. The five-storey building also comes with an underground car park with 290 parking spaces.

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