



UNIBAIL-RODAMCO-WESTFIELD

Düsseldorf, April 24, 2024  
Press release

## Hamburg office of audit and advisory firm Mazars moves to Westfield Hamburg-Überseequartier

**The office letting at Westfield Hamburg-Überseequartier continues to progress successfully: Mazars, a leading international partnership specializing in audit, tax, and advisory, and Unibail-Rodamco-Westfield (URW) Germany have signed a long-term lease for a space measuring around 5,600 square meters in the "Lee" building. The sustainably developed and operated building ensemble fits in perfectly with Mazars' values and corporate strategy. The audit and advisory firm develops innovative solutions for clients and supports companies across all sizes and sectors in their sustainable transformation. The handover of the new office space at Westfield Hamburg-Überseequartier to Mazars is planned for summer 2025. This means that the office buildings Lee (10,500 sqm) and The Yard (8,000 sqm) are almost fully let.**

Mazars' stable organic growth in Germany is one of the reasons for the move to the up-and-coming district located directly on the river Elbe. At the beginning of the year, the audit and advisory firm once again reported a significant increase in turnover. This positive development is also reflected in the current Hamburg location in Domstraße, with 31 partners and 500 employees. As the number of employees increases, so does the need for space. With the move, Mazars will also complete the successful integration of the sustainability consultancy Stakeholder Reporting in the coming year in terms of space as well. The Hamburg-based company joined Mazars in 2023.

**Dierk Lemmermann, Partner at Mazars in Germany:** "Our current ten small stacked floors on the foundations of Hammaburg and another location in the street Schulterblatt will become one conference floor and three large interconnected office floors at Westfield Hamburg-Überseequartier. The modern, flexible office space covering 5,600 square meters will enable a new form of networking between our various business divisions and multidisciplinary teams. We also offer our current and future employees excellent connections to public transport, inspiring workplaces in the heart of Hafencity, a wide range of after-work activities, and a phenomenal view of the river Elbe from a large green rooftop terrace."

**Andreas Hohlmann, Managing Director Austria & Germany at Unibail-Rodamco-Westfield:** "We are delighted that Mazars has chosen the Lee office building as its new Hamburg location. This confirms once again that we are meeting the aspirations and requirements of companies and their teams with the open, flexible, and sustainably designed office space at Westfield Hamburg-Überseequartier. After all, especially in today's world, workplaces need to be inspiring spaces that motivate people to work together and provide a sense of home and identification. The unique location on the river Elbe, combined with the extraordinary architecture and optimal connections to public transport, as well as the proximity to restaurants, retail, and leisure facilities, make the location even more attractive."

CBRE acted as broker for both Mazars and Unibail-Rodamco-Westfield.

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### **Luv & Lee: inspiring environment for the working world of tomorrow**

Innovative, dynamic and vibrant: The Luv & Lee waterfront towers with a total of 19,650 square meters of office space offer an augmented daily experience at work. The transparent façades and flexible office areas create a sense of limitless possibilities for both employees and visitors. Designed as an inspiring workplace, Luv & Lee offer state-of-the-art features and direct covered access under a glass-roof to the subway and public transportation. Private large garden terraces on the fourth and fifth floor of Lee as well as a landscaped inner courtyard will offer more opportunities to exchange. A large, open staircase connects the floors together to foster circulation of people and ideas. The architecture increases connections and enables a higher level of communication and teamwork. People are brought together, synergies are created and the corporate culture can bloom.

In addition, public restaurants, including the fish restaurant Pesca - Theatre of Fish in the Luv building, welcome their guests directly in the Luv & Lee buildings with outdoor terraces facing the water. The Lee building will also feature the South American restaurant Elemente on the second floor and the Air Bar with access to the viewing platform on the top floor of the 62-metre-high tower, which will offer visitors a 360° view of HafenCity, the traditional city center and the Elbe. Both concepts are operated by Rhubarb Hospitality Collection (RHC). The architecture of the office towers is by UNStudio, an internationally oriented architecture and design firm based in Amsterdam.

### **Certified sustainability at Westfield Hamburg-Überseequartier**

All new buildings in Westfield Hamburg-Überseequartier will receive standardized "BREEAM" certification in the "Communities" and "New Construction" categories. The entire construction site is also the first major project in Germany to receive the DGNB pre-certificate for sustainable construction sites, which is already being used successfully as a planning and management tool and commits the mixed-use project development to the highest possible sustainability quality even before completion. In addition, URW values a low CO2 footprint and a high proportion of recycled materials when selecting building materials. For example, a low-carbon cement is used for the structure of the buildings, which saves up to 50 percent CO2 consumption compared to conventional cement. From electricity from 100 percent renewable energy sources during construction and later in operation to excellently insulated building shells with rooms flooded with daylight to optimal connections to public transport, including a subway station in the quarter, a total of 3,500 bicycle stands, charging stations for e-bikes and e-cars, as well as modern sharing and shuttle services – the overall sustainability concept of Westfield Hamburg-Überseequartier and its office buildings includes numerous aspects and measures.

### **Westfield Hamburg-Überseequartier: urban regeneration**

At Westfield Hamburg-Überseequartier in Hamburg's HafenCity, an ensemble of a total of 14 buildings is being created that will form a new vibrant place in Hamburg with outstanding architecture and a unique mix of uses. Retail, food & beverage as well as entertainment and culture, spread over a total of 170 concepts, will create a new shopping and leisure destination directly on river Elbe and will be finely balanced with 579 apartments, offices for 4,000 workplaces, three hotels with 810 rooms and a cruise terminal. The quarter is optimally integrated into the local infrastructure with its own metro station, bus lines and various mobility services. The mixed-use project with a clear focus on sustainability, both during construction and in the upcoming operations, consists of a total area of 419,000 square metres and is being realised by Unibail-Rodamco-Westfield with an investment volume of 1.6 billion euros.

#### **For further information please contact:**

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### **About Unibail-Rodamco-Westfield**

Unibail-Rodamco-Westfield is an owner, developer and operator of sustainable, high-quality real estate assets in the most dynamic cities in Europe and the United States.

The Group operates 74 shopping centers in 12 countries, including 39 which carry the iconic Westfield brand. These centers attract over 900 million visits annually and provide a unique platform for retailers and brands to connect with consumers. URW also has a portfolio of high-quality offices, 10 convention and exhibition venues in Paris, and a €3 Bn development pipeline of mainly mixed-use assets. Currently, its €51 Bn portfolio is 87% in retail, 6% in offices, 5% in convention and exhibition venues, and 2% in services (as at June 30, 2023).

URW is a committed partner to major cities on urban regeneration projects, through both mixed-use development and the retrofitting of buildings to industry-leading sustainability standards. These commitments are enhanced by the Group's Better Places 2030 agenda, which strives to make a positive environmental, social and economic impact on the cities and communities where URW operates.

URW's stapled shares are listed on Euronext Paris (Ticker: URW), with a secondary listing in Australia through Chess Depository Interests. The Group benefits from a BBB+ rating from Standard & Poor's and from a Baa2 rating from Moody's.

For more information, please visit [www.urw.com](http://www.urw.com)

### **About Mazars**

Mazars is an internationally integrated partnership, specialising in audit, accountancy, advisory, tax and legal services<sup>1</sup>. Operating in more than 100 countries and territories around the world, Mazars draws on the expertise of over 50,000 professionals to assist clients of all sizes at every stage in their development.

In Germany, Mazars is represented by more than 160 partners and around 2,500 employees at twelve locations and is one of the leading multidisciplinary auditing and consulting firms with an annual turnover of 283 million euros.

<sup>1</sup>If permitted under the applicable state laws.

[www.mazars.de](http://www.mazars.de)

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