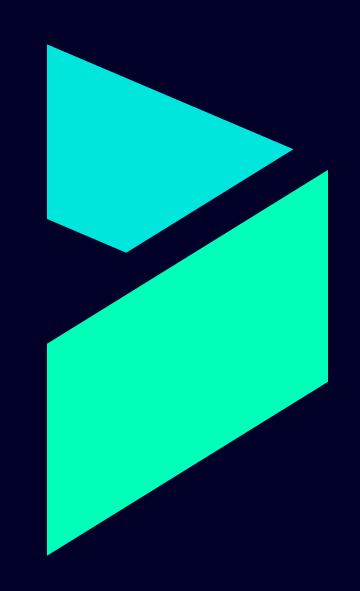
#### SIEMENS REAL ESTATE

## Next level CREM @TU Darmstadt

Jörg Vocke

June 2025







#### **Our Business Mandate:**

SRE owns and manages the Siemens real estate assets and provides space and real estate services to other Siemens units and to external customers for the purpose of value creation and business enablement.

#### 7.6 m m<sup>2</sup>

Rentable space, continuing discontinued operations

#### >100,000 tons

Annual CO<sub>2</sub>e reduction since 2021

1,300 Locations

**1,900** Employees



All figures as of September 30, 2024

### "Panta Rhei"

- Heraclitus



#### PANTA RHEI - Siemens and the journey of its CREM organization over time





#### **Turning SRE's business model into real-world action**

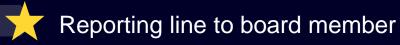
### Value Creation

- Pro-active portfolio managment
- Real estate developments & disposals
- Strategic maintenance planning
- Decarbonization of Siemens' real estate porfolio

## **Business Enablement**

- Deep understanding of business strategy and business demands
- Capital allocation into growth areas
- Agile organization that responds to short notice business demands

#### **Our success factors:**







Responsibility for Siemens' entire RE portfolio



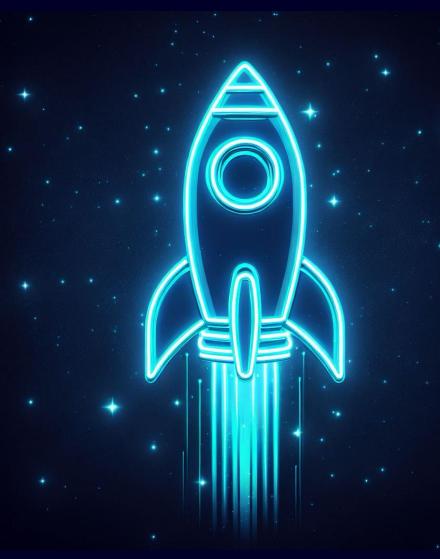
Market price model



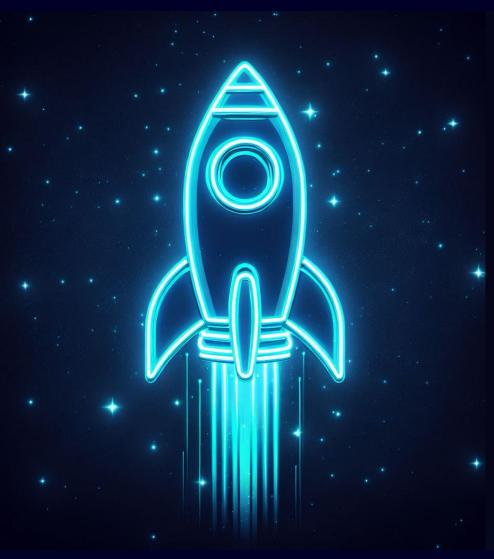
# "With great power there comes great responsibility!"

- Spider-Man

#### On the way to NEXT LEVEL CREM



- We strive to further optimize our business model
- We want to become a data driven CREM organization and create the "autonomous building"
- We translate Siemens' company culture into innovative working environments
- We make the real estate portfolio of Siemens "fit for glocalization"



## Thank you