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Ingenuity for life

TECHNOPARK RUHSTORF

ENERGY FLOWS HERE

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ELECTRIFY YOURSELF

Ruhstorf is full of energy. For decades now everything here has been focused on electrical drive technology and power generation and distribution, with Siemens as the key driving force. Its success story is now poised to start a new chapter. This Siemens location, with a workforce of some 800, is being transformed into the Siemens Technopark Ruhstorf and an Innovation Center dedicated to everything to do with energy. Open to anyone with a creative streak, looking for a setting that combines business potential with a high quality of life.

Siemens Technopark Ruhstorf offers the perfect home for this, with a large selection of office, production, and storage spaces that can be tailored to individual needs and wishes. A broad range of infrastructure facilities and services complete the location's offerings. This helps to save costs and effort, helping users to free up valuable time for their actual day-to-day business. An on-site management team that proactively networks all tenants and partners in the Technopark stands at the ready whenever help and advice are needed, opening up collaborative opportunities and creating synergies.

This unique mix is sparking new momentum at the location and invigorating the entire region. The energy is flowing at Siemens Technopark Ruhstorf!

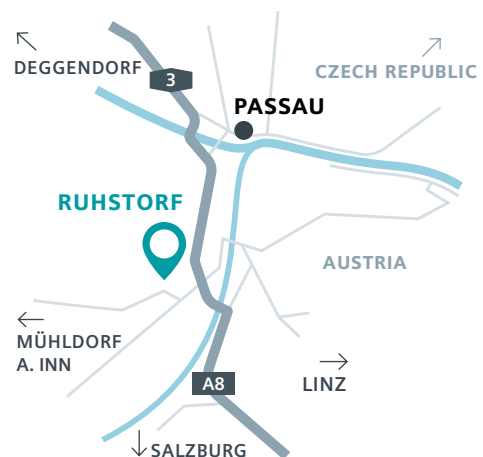
Stefan Florenz
Technopark Management Ruhstorf

LOCATED IN THE HEART OF THE TRI-BORDER REGION

Technology with tradition and future – for over 100 years that’s what Ruhstorf an der Rott has stood for, ideally located near the borders joining Germany, Austria, and the Czech Republic. Its proximity to autobahns, road and rail networks, the Rhine-Main-Danube waterway, and the airports of Munich, Linz, and Salzburg provide ideal travel and transport connections.

Close to the city of Passau, Ruhstorf sits in one of the most advanced innovation regions in Europe, and forms part of the strong technology axis stretching across the south of Germany. And with the internationally focused University of Passau, the Deggendorf Institute of Technology, and the Technology Center of Energy of the Landshut University of Applied Sciences all located nearby, the area is home to outstanding technological and research facilities.

The economic opportunities here have always been a draw for motivated, qualified people with a strong affinity for engineering and company loyalty. The high quality of life in Ruhstorf and the excellent pre-school and secondary school facilities make it even more attractive. Whoever settles here soon realizes that the favorable cost structure in the region is not only attractive to business enterprises, but also translates into moderate living expenses. Everything about Ruhstorf is convincing!





“Technopark Ruhstorf – at home in a strong region of innovation.

A REGION OF OPPORTUNITIES

Siemens Technopark Ruhstorf covers an area measuring 100,000 m², with 60,000 m² of building floor space. Located on the site are various production and storage buildings in diverse designs with a wide range of equipment furnishings, even including special storage solutions for battery cells.

The buildings, infrastructure, systems, and equipment all meet the stringent standards for industrial production and modern office workstations, and can be customized as needed. Surrounding the production halls are additional open spaces available for use. Two large parking lots offer approximately 600 parking spaces in total. The premises comprises multiple entrances and exits for car and truck access.

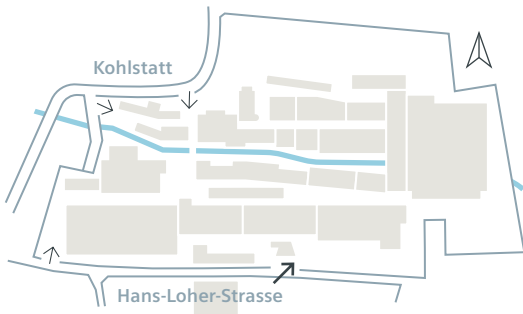
60,000 m²

rentable space

50,000 m²



production space
of various types



Site plan of Siemens Technopark Ruhstorf
Hans-Loher-Strasse 32, 94099 Ruhstorf an der Rott

3,000 m²



storage, logistics and
other space

7,000 m²



office space,
partly production-related



Kontinuierliche
Verbesserung



Qualifizierte
Mitarbeiter



Teamwork

FOCUS



**TECHNOPARK
RUHSTORF**

ENERGY

MORE THAN RENTED SPACE

With its well-balanced tenant structure comprising future-oriented technology companies mainly in the power generation and distribution sectors as well as the energy storage industry, Siemens Technopark Ruhstorf offers an innovative and inspiring environment.

Valuable synergies and countless opportunities for collaboration are being created with the support of the Technopark management. Proactive community management also plays an important part in this. Examples include joint events, user sessions, and proactive location communication.



BENEFITS AT A GLANCE

With an attractive all-inclusive package, your company will find unique opportunities to thrive and grow at Siemens Technopark Ruhstorf. It provides you with the best possible environment for your company to develop, and gives you the space to focus on what's really important.

1

Custom-fit rented areas for office, trade, production, and storage

2

Comprehensive shared-use infrastructure: everything from reception service to a company restaurant

5

A personal location management that networks companies and helps create and utilize synergies

3

An attractive, inspiring mix of tenants: future-oriented businesses that complement each other perfectly

4

A broad range of services as a standard package relieves tenants



MANAGEMENT WITH AN EYE FOR DETAILS

The rental offering at Siemens Technopark Ruhstorf is supplemented with a broad range of infrastructure facilities and numerous services shared by all businesses on site. These offerings relieve companies of all the work and headaches involved in running a business property.

The key component of this is the personal location management that is proactively committed to developing the site and creating the best possible conditions for tenants. This ranges from providing rapid support on site to maintaining continuous contact with political representatives and industry stakeholders.



PERSONAL MANAGEMENT

- On-site location management
- Personal support to address your wishes, concerns, and objectives
- Proactive community management, e.g. user groups or location events
- Promoting opportunities for collaboration and synergies
- Targeted selection of tenants



BROAD RANGE OF LOCATION SERVICES

- 24-hour reception desk
- Site and building security
- Technical building management
- Company restaurant with seating for 150 people
- Conference rooms with video-conferencing capabilities
- Cleaning service
- Waste management
- Postal and logistics services
- Electrical systems and installation services

TECHNICAL INFRASTRUCTURE

- Fiber-optic connections / broadband internet
- Excellent mobile telephone coverage
- Electrical power supplies with high connected load
- Supply of a broad range of consumable media, e.g. natural gas, compressed air
- Various production buildings / halls with cranes and hoists



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