THE ART OF LIVING

PARTNERSHIP INFORMATION

GRAB THE CHANCE NOW TO INTEGRATE YOUR BRAND INTO GERMANYS LEADING STUDENT HOUSING PROVIDER.

FUTHER INFORMATION
BETTINA SCHARY
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YOUR OPTIONS

- WEBSITE // WWW.THE-FIZZ.COM
- ONLINE MAGAZINE // MAGAZZINE.THE-FIZZ.COM
- INSTAGRAM@THE_FIZZ // 1.400+ FOLLOWERS
- FACEBOOK@THEFIZZ.STUDENTS/ // 9.700+ SUBSCRIBERS

IN-HOUSE PLACEMENT // 9 HOUSES
IN-HOUSE ADs // 9 HOUSES
EVENTS // CA. 300 PER YEAR

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Publishing date: March 2019. All rights are reserved, all statements can be subject to changes.

B2B PARTNERSHIP OPPORTUNITIES

OUR OFFER

- B2B-COOPERATIONS
- APARTMENTS FOR EMPLOYEES
- APARTMENTS FOR STUDENTS
- ENTERPRISE MODELS

CONTACT US

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Director Sales
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OUR MISSION

REAL ESTATE CONCEPTS DESIGNED TO MEET THE NEEDS OF THE YOUNGER GENERATION

The International Campus Group (IC) creates residential spaces for students and young professionals to feel at home in like-minded communities. We focus on providing an innovative offer for young people. Our product THE FIZZ combines modern and efficient living spaces with service elements as well as unique community experiences. Our customers value this tailored concept as demonstrated by high occupancy and satisfaction rates.

The IC portfolio currently comprises approximately 12.000 residential units in operation, construction or development across Germany, the Netherlands, Austria, the Czech Republic, Hungary and Poland. As an investor, developer and operator, we have the in-depth market knowledge and experience to deliver a competitive platform and scalable products that meet local requirements.

TOGETHER IS BETTER

THE FIZZ gives young people a home in Europe. We strongly believe that a home should be a place of belonging. We therefore brace supportive and welcoming communities.

Every THE FIZZ is grounded on this principle. We build our houses always with spacious common areas where our communities can meet and create their living together.

SPACE

OUR OFFER

- Individual space to be alone and recreate
- Apartments (18-32 sq m)
- Social space for being together
- Service environments to enjoy in-house life and get daily needs organised
- Professional community management with events and cultural programs

SERVICE

COMMUNITY

CUSTOMER PROFILES

We address people in the educational period of life. Our houses are open for apprentices, students, trainees and volunteers as well as professionals in their early job years. Internationals and people with limited access to the local housing markets that appreciate community driven living spaces are in the center of our marketing attention.

UNDERSTANDING THE NEEDS

We develop and operate living environments based on our customers' needs and in line with modern city planning. We seek for high customer satisfaction and good relationships within our neighbourhoods.

DELIVERING THE OFFER

- EXCELLENT LOCATION
- PRIVATE SPACE
- COMMON AREAS

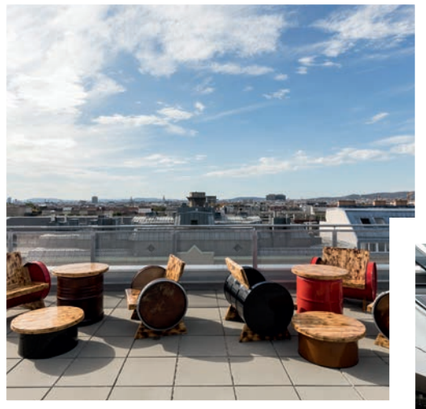
- HASSLE-FREE MOVE-IN
- ONLINE BOOKING
- GOOD PRICE-PERFORMANCE RATIO

- LIKE-MINDED COMMUNITY
- CARETAKING STAFF
- SECURITY

WHY LIFE IS BETTER AT THE FIZZ

AT A GLANCE

	THE FIZZ	REGULAR APARTMENT	SHARED APARTMENT
Booking and moving-in without paying commissions, applying or being cast	✓		
All-in rent including internet, electricity and water	✓		
Own apartment with private bathroom and kitchen	✓	✓	
Smart apartment furniture and rental household appliances	✓		
House manager and reception with parcel acceptance	✓		(✓)
Big international house community	✓		(✓)
A variety of cosy common rooms	✓		(✓)
Social activities and events	✓		
Exclusive benefits through partner brands and sponsors	✓		



OUR ASSETS IN OPERATION

THE FIZZ BREMEN UNIVERSITY

THE FIZZ BERLIN KREUZBERG

THE FIZZ+ FREIBURG ZÄHRINGEN

THE FIZZ HANOVER NORDSTADT

THE FIZZ FRANKFURT GALLUS

THE FIZZ DARMSTADT VERLEGERVIERTEL

THE FIZZ VIENNA BRIGITTENAU

THE FIZZ AMSTERDAM SPARTAAN

THE FIZZ AMSTERDAM LITTLE MANHATTAN

OUR ASSETS UNDER CONSTRUCTION

VIENNA CENTRAL STATION

MUNICH LUDWIGSVORSTADT

AMSTERDAM DON BOSCO

AMSTERDAM WEMBLEY

HAMBURG ALTONA

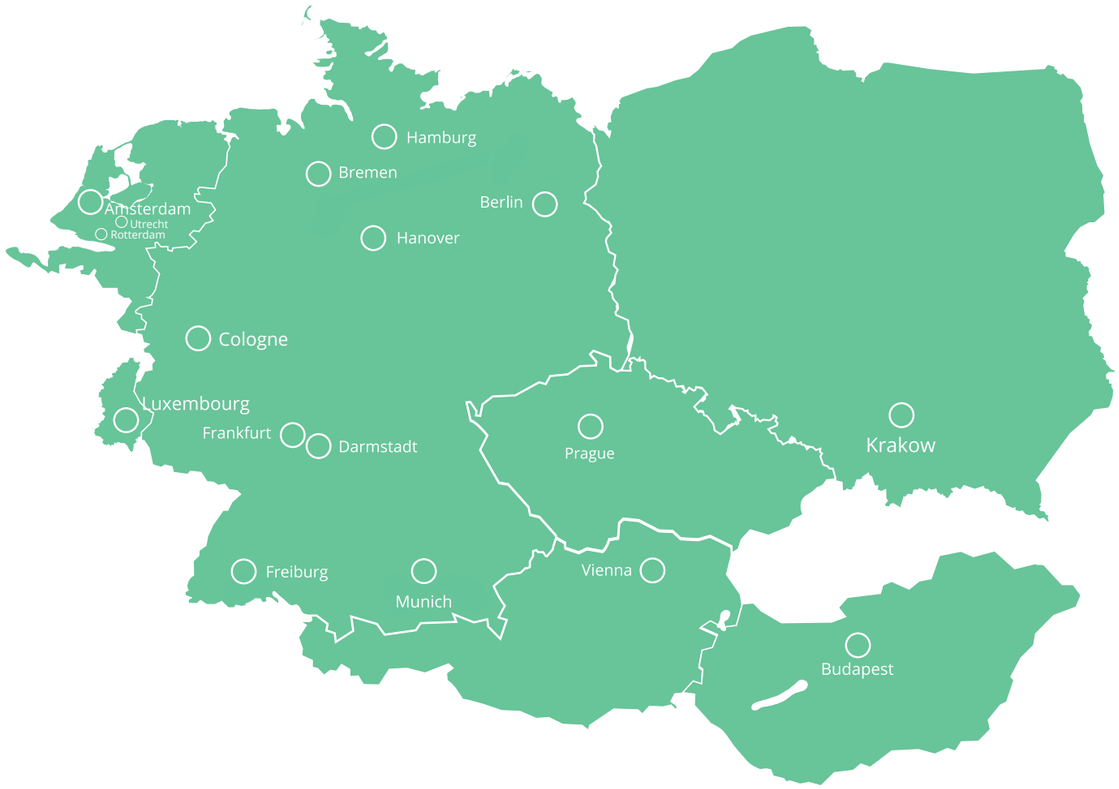
FREIBURG MITTE

ROTTERDAM COBANA

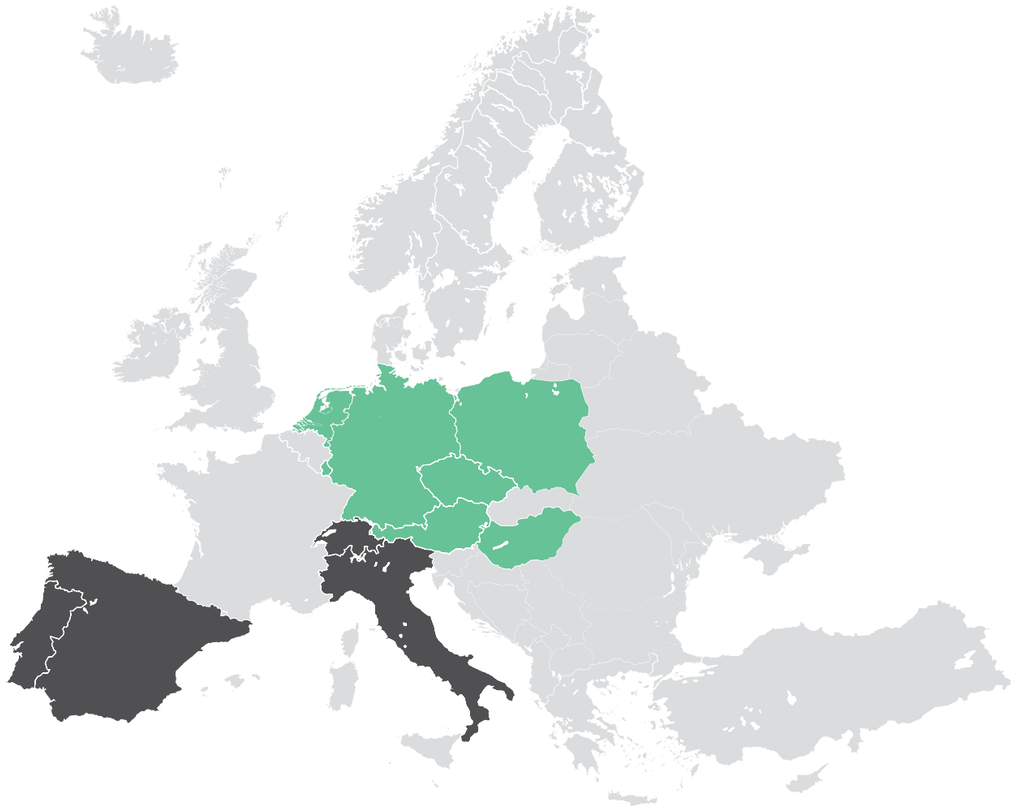
AMSTERDAM LOFTS 020

ROTTERDAM WEST 507

WE ARE ACTIVE IN CENTRAL EUROPE



EXPANSION IN PROGRESS

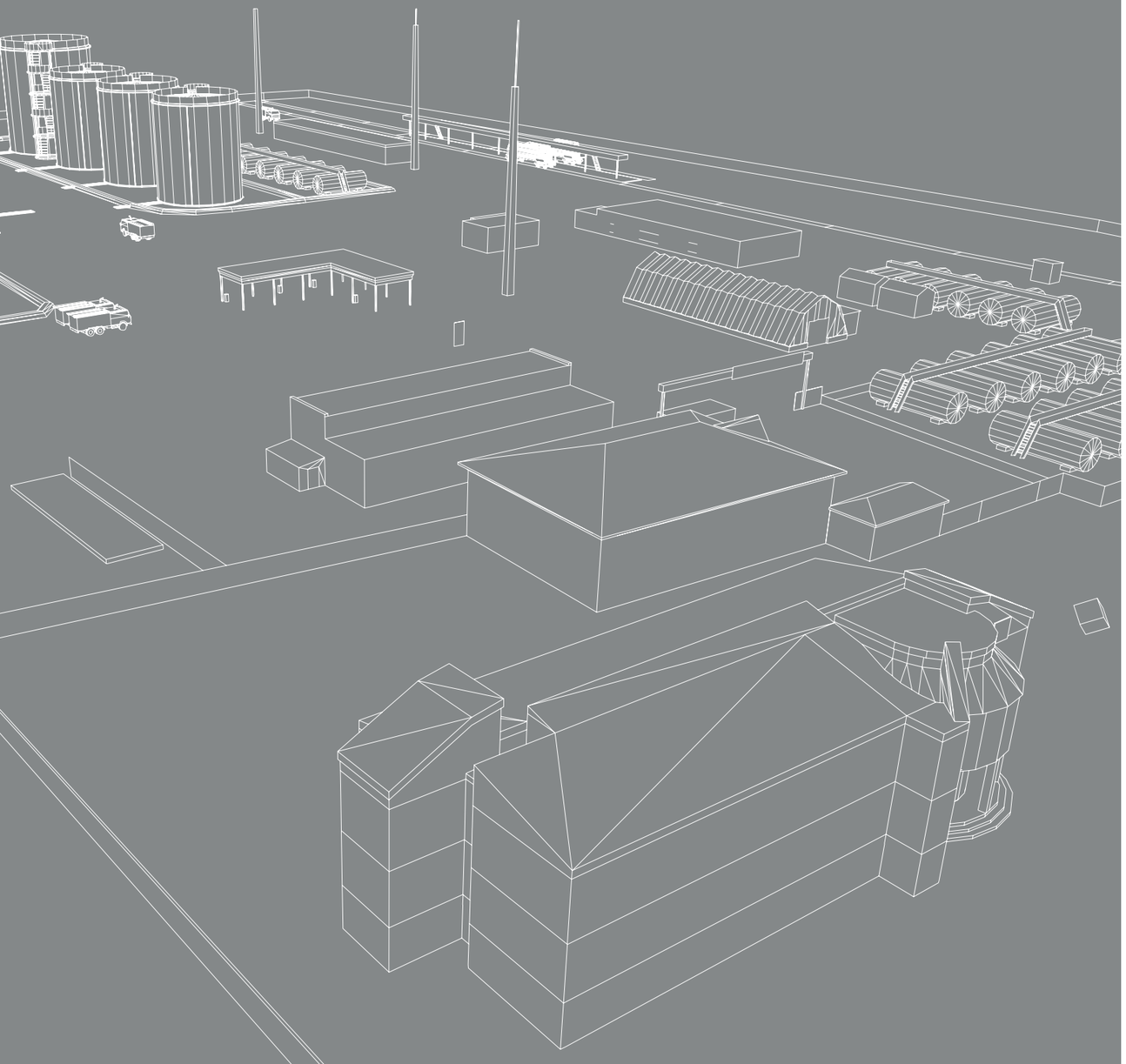


WE ARE INTERESTED IN CONTINENTAL EUROPEAN COUNTRIES

- Germany
- Austria
- The Netherlands
- Hungary
- Czech Republic
- Poland
- Switzerland
- Luxembourg
- Italy
- Iberia

In Germany we are interested in A and A/B university cities.
In all other countries we are interested in A cities and top university cities.

ACQUISITION PROFILE



OUR REQUIREMENTS

MACRO (A SELECTION)

- Germany: Aachen, Augsburg, Bamberg, Bayreuth, Berlin, Bielefeld, Bochum, Bonn, Braunschweig, Bremen, Cologne, Darmstadt, Dortmund, Dresden, Dusseldorf, Erlangen, Essen, Frankfurt a. M., Freiburg, Giessen, Goettingen, Hamburg, Hanover, Heidelberg, Jena, Karlsruhe, Kassel, Kiel, Konstanz, Leipzig, Mainz, Mannheim, Marburg, Munich, Muenster, Nuremberg, Osnabruck, Paderborn, Passau, Potsdam, Regensburg, Saarbruecken, Stuttgart, Trier, Tuebingen, Ulm, Wiesbaden
- Austria: Graz, Innsbruck, Linz, Salzburg, Vienna
- Switzerland: Basel, Lausanne, Zurich
- The Netherlands: Amsterdam, Eindhoven, Rotterdam, The Hague, Utrecht
- Poland: Gdansk, Kraków, Warsaw
- Czech Republic: Prague
- Hungary: Budapest

MICRO

- close proximity to universities and/or city center
- excellent public transportation connections
- vicinity to everyday commodities
- lifestyle on the doorstep such as cafes, sports facilities and nightlife

ECONOMICS

- number of units: from 200 apartments
- preferred gross floor area: from 6,000 sq m (GFA), larger sizes preferred
- construction law: building projects admissibility according to stipulations of zoning plan or § 34 BauGB

DEAL STRUCTURE

- sites / existing buildings / project development (including objects close to completion)
- forward commitment and forward funding transactions
- existing buildings – value add – conversion potential
- greenfield developments with existing zoning plans
- brownfield developments with scope for refurbishment
- turnkey

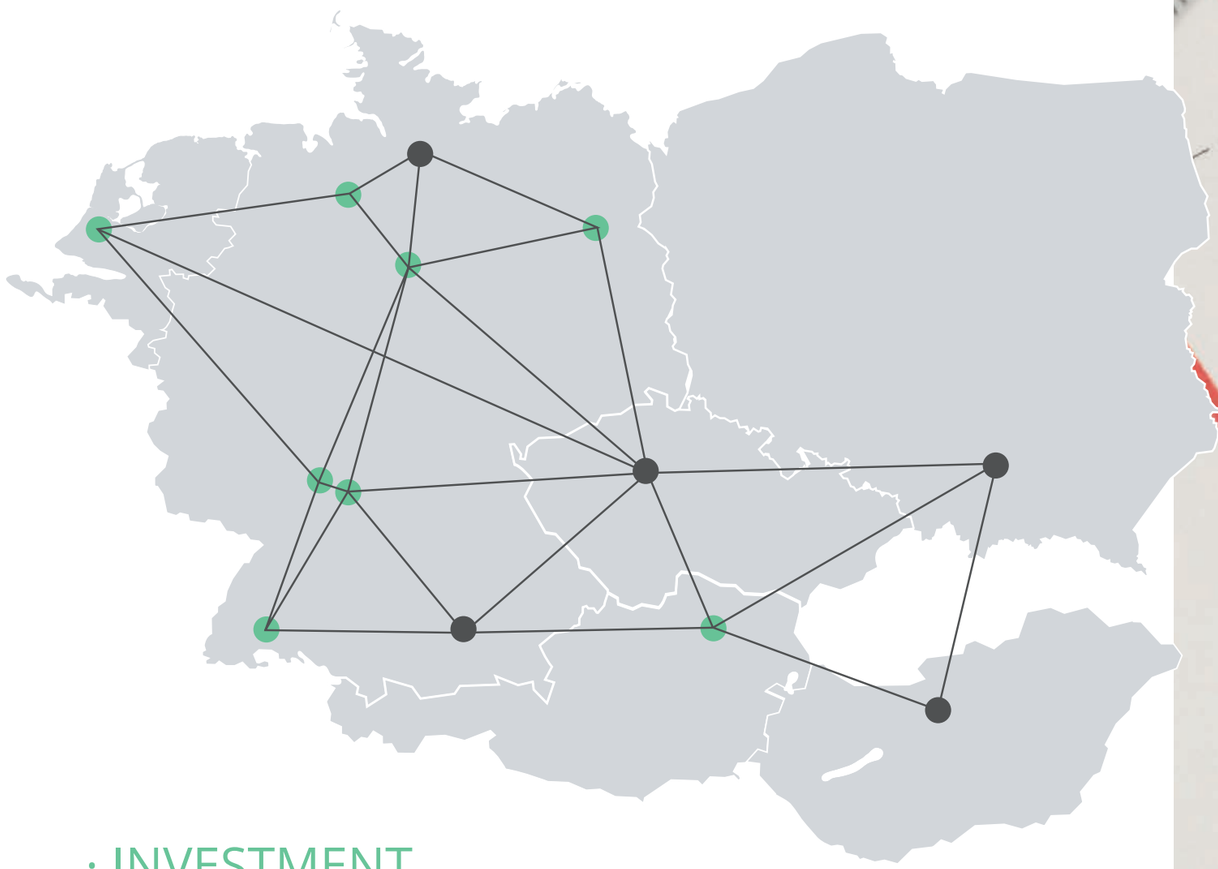
PLEASE MAKE SURE TO INCLUDE THE FOLLOWING DETAILS IN YOUR INITIAL OFFER:

- exact postal address
- plot size
- gross floor area (GFA) above-ground and underground
- floor area ratio
- site occupancy index
- purchase price
- area designation (residential/commercial/industrial)
- type of transaction (asset or share deal)
- building permit or preliminary building permit available?
- any monumental protection?
- current use/condition at delivery (site, core&shell, turnkey, etc.)
- are you the owner/exclusively mandated by the owner?

FOR THE NEXT STEPS WE NEED THE FOLLOWING INFORMATION:

- floor plans
- sq m constructed area
- other specific characteristics
- realization horizon
- amount of bicycle stands
- electromobility facilities (charging stations)
- may the roof surfaces be used?

THE INTERNATIONAL CAMPUS GROUP



- INVESTMENT
- DEVELOPMENT
- MARKETING
- OPERATIONS

THE GROUP IN NUMBERS

6
OFFICES

120 +
EMPLOYEES

30 +
LOCATIONS

7
COUNTRIES

7.500 +
APARTMENTS UNDER DEVELOPMENT & CONSTRUCTION

4.000 +
APARTMENTS IN OPERATION

20.000 +
OUR GOAL

JOIN US

#BEAPARTOFIC

You want to work based on trust in an ambitious and modern environment? You want to be part of an amazing company story? You want to help us spread our buildings and concepts across Central Europe?

No matter what your passion is, we are interested in hearing from you and are looking forward to receiving your application.

WE ARE LOOKING FOR PEOPLE IN THE FOLLOWING DEPARTMENTS:

- Acquisition
- Development
- Operations
- Finance
- Back Office
- IT

All current vacancies on www.ic-campus.com/jobs

CONTACT

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GET TO KNOW US BETTER

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THE FIZZ
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