




L.Immo online


The online platform for logistics real estate research



All-new format for the study
»Logistikimmobilien – Markt
und Standorte«



Latest market and location-
related data for the 23 logistics
regions across Germany



Sound basis for real estate
and location evaluations

WHAT IS L.IMMO ONLINE

The online platform for logistics real estate research

Are you looking for detailed information on logistics regions in Germany?

L.IMMO
online

Do you have an interest in the key figures on the German logistics real estate market?

Would you like to compare your own logistics region with other locations?

Are you keen to analyse the competitive environment for your property?

Are you searching for a suitable location for your logistics operations?

All this and more at L.Immo online!

KEY RESULTS

Logistics regions & key market figures

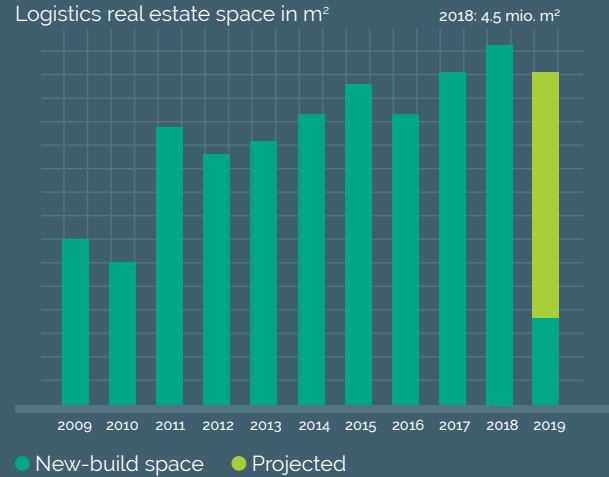
Our comprehensive analysis of logistics attractiveness and intensity of Stadtkreise (autonomous cities) and Landkreise (districts) across Germany identifies a total of 23 logistics regions, some of which differ quite considerably in terms of logistics structure and the state of the logistics real estate market.



The 23 logistics regions in Germany

Construction volume

The logistics real estate market shows a consistently high construction volume over the past four years. About 4.5 mio. m² have been built in 2018. Even if all construction projects still outstanding are implemented, the previous level will probably not be reached in 2019.



Logistics space by user sectors

About 54% of all logistics space are operated inhouse by industry and retail, whereas the retail sector claims the significantly larger proportion of 34%. The remaining 46% of logistics space are used by logistics service providers. The user structure corresponds to the share of outsourced services on the German logistics market. About 50% of the logistics market volume are still rendered inhouse by the shipping industries.

46%

LOGISTICS
SERVICE
PROVIDERS



34%

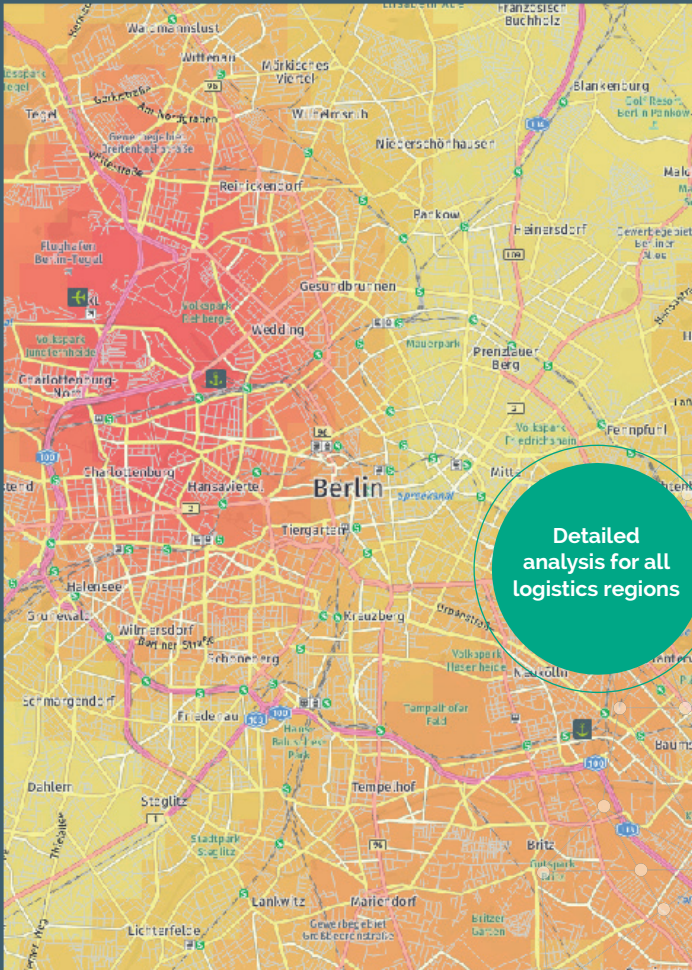
RETAIL



20%

INDUSTRY





MODALITY

Modalities for in-depth analysis of any logistics region in Germany

- ✓ Ratings for attractiveness, intensity and potential
- ✓ Location's positioning in comparison to other locations
- ✓ Strengths and weaknesses
- ✓ Infrastructure facilities including access to different modes of transport and transshipment operations
- ✓ Logistics space by property size, user industry and age of property
- ✓ Volume of new logistics building projects and prime logistics sites in recent years
- ✓ Potential in terms of availability of land, local logistics demand and workforce
- ✓ Rent levels



BENCHMARK STÄRKEN & SCHWÄCHEN INFRASTRUKTUR ANSIEDLINGSSTRUKTUR NEUBAUGARTIGKEIT POTENTIAL

BERLIN/BRANDENBURG

Benchmark

Attraktivität, Intensität und Potential

Position im Standortmarkt

Attraktivität	Intensität
Infrastruktur	Beschäftigung
Kosten	Dienstleister
Balancieraum	Standortqualitäten
Wirtschaft	
Management	

ANSIEDLINGSSTRUKTUR

Logistikimmobilien nach Größenklassen

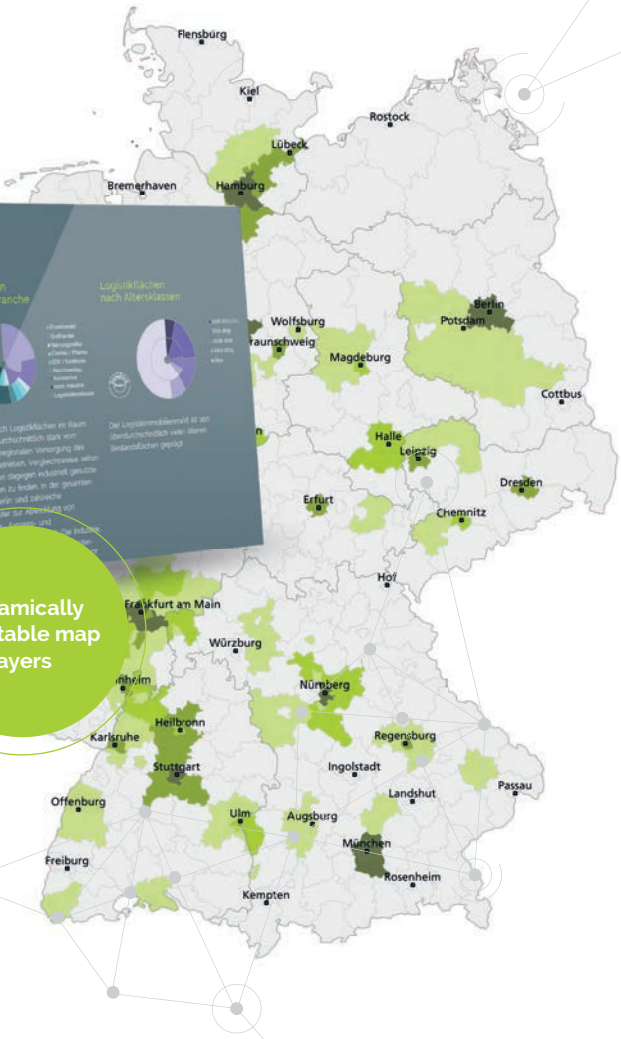
Der Anteil kleinflächigerer Logistikimmobilien unter 10.000 m² ist in der Hauptstadtregion auf einem geringen Niveau. Die vor Ort bestehende Nachfrage nach größeren Logistikobjekten spiegelt die hohe Präsenz des Handels in der Region Berlin/Brandenburg wider.

Logistikflächen nach Nutzerbranche

Die Nachfrage nach Logistikflächen im Raum Berlin wird überdurchschnittlich stark von E-Commerce, Logistik, Einzelhandel und Transportwesen getrieben. Vergleichsweise schwach ist in der Region dagegen Industrie getreue Logistikimmobilien zu finden. In der gesamten Logistikregion Berlin sind betriebliche Logistikzentren zur Bewerkstelligung von Gütertransporten für den nationalen und internationalen Markt konzentriert.

Logistikflächen nach Altersklassen

Der Logistikimmobilienmarkt ist ein überdurchschnittlich alter Markt. Insbesondere ältere Logistikimmobilien sind in der Region Berlin/Brandenburg zu finden.



ANALYSIS

Interactive map

The interactive map as key element of the platform allows detailed analysis on the logistics regions in Germany. The individual map components can be dynamically selected and deselected. In addition, structural assessments for the single logistics regions are available.

VERSIONS

Access options

Various user access options exist for different content and regional focuses, depending on your needs:

STANDARD VERSION

(Free-of-charge overview)

- ✓ Location of logistics region incl. short evaluation
- ✓ Detailed information on infrastructure facilities
- ✓ Logistics hubs based on logistics intensity
- ✓ Brief description of methodology

FREE-OF-CHARGE

REGIONAL VERSION

(Standard version + access for **one** logistics region)

- ✓ Logistics attractiveness and development potential
- ✓ Development potential in terms of land availability, logistics demand and workforce
- ✓ Properties and market structure for property size and age categories and user branches
- ✓ Volume of new construction projects and prime logistics sites in recent years
- ✓ Rent level
- ✓ Explanatory notes on how to interpret results
- ✓ Regional profile as a download
- ✓ Detailed methodology and definitions of terms
- ✓ Key figures on German logistics real estate market
- ✓ Bi-annual data updates

EUR 49,- p.a.

FULL VERSION

(Standard version + access for **all** logistics regions)

Find out more at www.limmo-online.de and sign up for the access option that best suits your needs.

EUR 295,- p.a.

FROM PRINT TO DIGITAL

The industry's standard reference tool in a new format

The Fraunhofer Center for Applied Research on Supply Chain Services SCS has been analysing the German logistics real estate market for over ten years now. The latest 2017 edition of the »Logistikimmobilien – Markt und Standorte« (Logistics real estate – Market and Locations) study, a standard reference work for the logistics real estate sector, is now available in an all-new format.

The new digital version of the study series continues to provide a scientifically sound basis for evaluating logistics real estate and locations, and is the ideal reference tool for any market player:

- » Project developers
- » Real estate agents
- » Consultants
- » Investors
- » Local government land owners
- » Promoters of economic development

Test
L.Immo online
now!



Fraunhofer-Center for Applied Research on Supply Chain Services SCS

Nordostpark 93
90411 Nuremberg, Germany

Phone +49 911 58061-9570
info@limmo-online.de

Do you have any questions? Please contact us!



Uwe Veres-Homm



Konrad Dürrbeck



L.Immo online is supported by:



flex



www.limmo-online.de