Europa Passage Hamburg
**PROPERTY DATA**

<table>
<thead>
<tr>
<th>Property</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Opening Date</td>
<td>Oct 05, 2006</td>
</tr>
<tr>
<td>Sales area</td>
<td>ca. 30,000 m²</td>
</tr>
<tr>
<td>Office space</td>
<td>ca. 34,000 m²</td>
</tr>
<tr>
<td>Number of jobs</td>
<td>ca. 1,500</td>
</tr>
<tr>
<td>Number of shops</td>
<td>ca. 120</td>
</tr>
<tr>
<td>Number of floors</td>
<td>5</td>
</tr>
<tr>
<td>Parking spaces</td>
<td>ca. 700</td>
</tr>
</tbody>
</table>

**ECONOMIC ATTRACTION OF THE CITY**

<table>
<thead>
<tr>
<th>Indicator</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Retail spending index</td>
<td>108.4</td>
</tr>
<tr>
<td>Centrality index</td>
<td>113.7</td>
</tr>
</tbody>
</table>

**Shopping jewel with Alster view**

Europa Passage is the shopping destination in the heart of downtown Hamburg. With its international flair and its spectacular architecture the mall between Jungfernstieg and Mönckebergstrasse is one of the tourist attractions of the Hanseatic City.
Accessibility / Catchment Area

Europa Passage can be reached well via a dense network of roads from the entire catchment area. Visitors traveling by car follow the parking guiding system “Rot” (“Red”) to the Ballindamm/Alstertor area to the parking garage of Europa Passage which can be accessed from Hermannstrasse 11.

**CATCHMENT AREA**

<table>
<thead>
<tr>
<th>travel time to center</th>
<th>inhabitants</th>
</tr>
</thead>
<tbody>
<tr>
<td>up to 5 min.</td>
<td>29,427 in core catchment area</td>
</tr>
<tr>
<td>5 to 15 min.</td>
<td>454,467 in nearby catchment area</td>
</tr>
<tr>
<td>15 to 30 min.</td>
<td>1,245,505 in wider catchment area</td>
</tr>
<tr>
<td>30 to 45 min.</td>
<td>1,014,465 in extended catchment area</td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td><strong>2,743,864</strong></td>
</tr>
</tbody>
</table>
Location / Public Transport Connection

There is direct access to the subway and local train station of “Jungfernstieg” (U1, U2, U4, S1, S3) and to the subway station “Rathaus” (U3) from basement 1 of Europa Passage. The bus stops “Rathausmarkt” and “Jungfernstieg” are also in the immediate vicinity.
Branch and Tenant Mix

Fashion houses, boutiques, shoe shops, a large food market, a drugstore, a bookstore, a specialist store for consumer electronics as well as a variety of culinary offers.

Customer Service

Parking garage, customer information, seating area, cash machines and banking services, barrier-free elevators and customer restrooms, locker room, baby changing room.
Thinking and acting sustainably from planning to operation. At ECE, this holistic approach is the basis of the future-oriented corporate philosophy. Thus, ECE composed and published a Sustainability Manual for Shopping Centers together with the University of Karlsruhe. Further impetus is provided by the Sustainability Advisory Board staffed with independent experts. Prime target of all measures is saving energy and reducing CO2-emissions.

**SUSTAINABILITY CERTIFICATION**

*sehr gut* - BREEAM-Zertifizierung für nachhaltige Bestandsgebäude

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**Investors**

Allianz
For more than five decades ECE has been successfully combining shopping and entertainment in its shopping centers. Our visitors are fascinated by the variety of events such as fashion shows, colorful product presentations, art exhibitions, and concerts. The highly qualified ECE center managers can rely on ECE’s accumulated know-how and competence and use synergies of its Europe-wide activities.

There is always plenty of activity
Floor Plan

- Leasing area
- Anchor tenants
- Shopping mall
- Entrances

Basement

First Ground Floor
Management and Leasing

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Center-Manager:
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ECE was founded by Werner Otto in 1965 and is still family owned with Alexander Otto as CEO. ECE develops, plans, builds, leases out, and manages large commercial real estate in the sectors shopping, office, industries. The company is European market leader with approximately 195 managed shopping centers and activities in 11 countries. Moreover, ECE is also active as investor. Every day, more than 4.1 million customers are visiting ECE shopping galleries in which around 20,000 retail tenants are offering their goods and services.

Key to success

- Excellent locations
- First-class center management with professional marketing
- Own leasing based on an elaborate branch and tenant mixture
- Leasing concept with benefits for medium-sized companies creates chances for local trade and start-ups
- Own architects and own facility management for smooth center planning and operation
- Sustainable corporate philosophy with focus on long-term success
- Regular modernization of shopping centers
- Development and implementation of innovative services and entertainment