

WELCOME HOME

The logo consists of three stylized letters: 'R', 'R', and 'Z'. The first 'R' is solid red. The second 'R' is white with a red accent on its lower curve and a light blue accent on its upper curve. The 'Z' is white with a dark blue accent on its upper right diagonal stroke. The letters have a 3D effect with shadows.

RRZ

RHEIN-RUHR
ZENTRUM

Welcome Home



Welcome to the newly designed
Rhein-Ruhr Zentrum and
its special atmosphere.



The future will come soon enough.

_____ | The refurbishment of the Rhein-Ruhr Zentrum (RRZ), the Karstadt Arcades and the M-Tower, scheduled for completion in spring 2023, will create a new, innovative shopping and entertainment quarter in the heart of the Ruhrgebiet. Modernised and tailored to modern customer needs, relevant aspects such as the shopping experience, catering quality and entertainment will be boosted significantly. The RRZ will become a place that is homely and delightful, surprising and inviting, familiar and friendly. You will feel it. You will sense it. It will be a bit **like coming home.**

And that's a good thing.



Home is where the heart is



To further boost its feel-good factor, the new RRZ will offer a unique and unusual concept based on the place where everyone loves to spend time: home. The RRZ will be divided into six rooms that follow different thematic focuses and a clear structure: the Reception will be ready to answer any questions about the RRZ; the Living Room is for relaxation; the Dining Room and Playroom are for the food lounge, casual dining and entertainment; the Pantry for the market hall and the Sports Field for sports and leisure.



Every room promises easy orientation and will be perfectly tailored to the needs of visitors. Innovative stores and shops, a wide range of culinary directions, oases for relaxing and spending time, thrilling entertainment offerings: people won't just enjoy their time at the RRZ, they will feel right at home there. A house, as they say, is built, but a home is lived in.



The Reception





Hospitality: The art of getting everyone to stay without preventing their departure.

For every question centred round shopping, leisure time, entertainment or dining – friendly, competent service and advice at RRZ as a matter of course, allowing each guest to feel well cared for. The East Entrance is the most frequented thanks to its direct connection to the bus and trains, as well as its location directly at the car park. The generously designed courtyard also offers plenty of space for large-scale events – from Easter to Oktoberfest to the Christmas market.

The attractive and spacious entrance area amazes big and small alike – giving customers a warm welcome the moment they arrive. A playground, bicycle and car hire station as well as car sharing offers round out the full service.



The Living-



Take a break from everyday life.

_____ | Catch your breath, relax and spend time with friends or family. Our Living Room has everything you need. Alongside fashion stores, there is an inviting quiet area where you can recharge your batteries for more shopping or leisure activities.



Room



NOW

FUßBALL

SPORT

SPORT 04

SCHALKE 04 1:1 DORTMUND

18

11

13

LOGO

SPORT

LOGO

FUß

FITNESS
BODY MENTAL WORK

sports

SPORTS

sports

SPORT



Together is our favorite place to be.

What social event could bring more people together than sport? Not many, that's for sure. Public viewings on the big screen, a kick around on our pitch – or try out a new kind of sport: the Sports Field is where sports fans meet, and it offers plenty to cheer about.

The Sports Field

The Dining Room

There is no sincerer love than the love of food.

Fancy a quick detour for a delicious currywurst and chips? How about a long lunch with colleagues? Or would you prefer to spend an evening with your partner at a restaurant on one of our outdoor terraces? The food lounge and restaurants in the Dining Room offer exactly the right thing for every palate and every occasion. From the latest regional and international culinary trends, all the way to classics of German and European cuisine – there's so much in the RRZ to get you licking your lips.





The Pantry



When life gives you lemons, make lemonade

Fresh, regional produce such as fruit and vegetables combine with a huge range of select products and specialities from Germany and abroad in our Pantry. And if you have time left over after shopping, the Wine Bar is the perfect place to meet over tapas and a glass of something special.





The Playroom

RRZ
ESSZIMMER

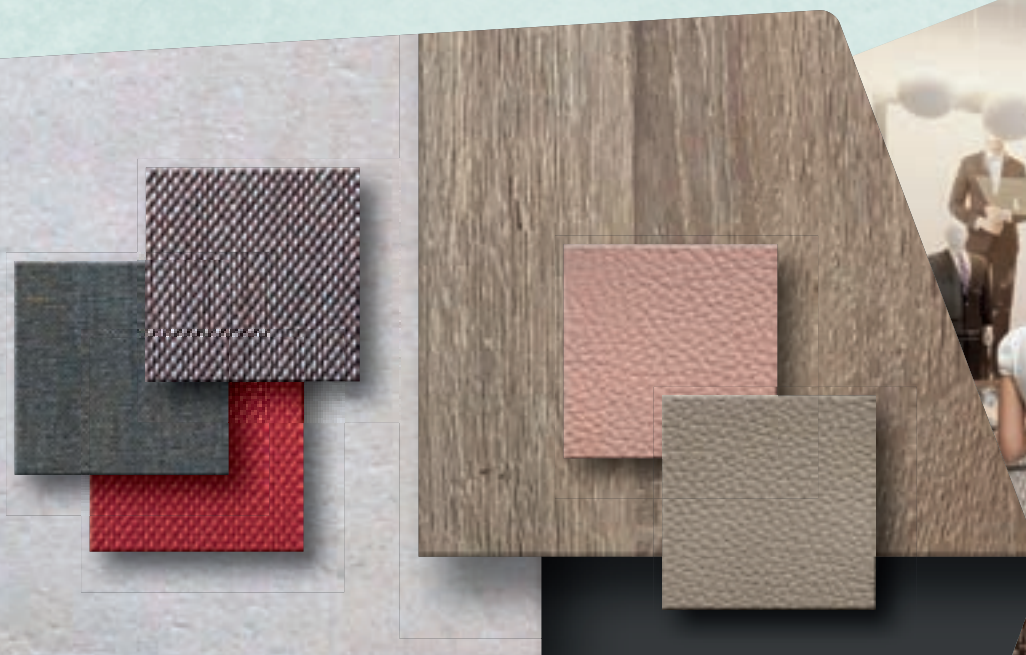
Adventure,
excitement,
enthusiasm,
pure entertainment

The RRZ also has something special to offer when it comes to entertainment. As well as its wide range of shopping and food, the Playroom offers new highlights such as a trampoline park, escape rooms, E-Sport, motor racing simulators and the existing cinema, guaranteeing bright eyes and beating hearts all round. Little wonder that the RRZ is so popular as a leisure destination for young and old – and soon it will be attracting even more people.

Every daylight is a highlight.

Inspired by the work of miners, the RRZ's completely new, industrial language of form and design will soon see the light of day – literally. The shopping centre, after all, stands on the premises of the former Humboldt Pit, where coal was mined non-stop in days gone by.

The design of the RRZ will be completely relaunched and will combine warm colours with high-grade materials. A unique industrial style whose urban character reflects the fascination and contrasts of the Ruhrgebiet.



This design approach will be augmented by light-flooded rooms in the RRZ. There are atriums to create a broad feeling of space, and visual links between different floors to let in more daylight. Heightened facades, some of which extend over two floors, offer tenants attractive opportunities to present themselves and create unique shop fronts.

**You are warmly
welcome to the living
room of the Ruhrgebiet.**



It's the little things in life.



Free parking



Baby station with microwave



Cloakrooms



Shopping helpers



Dog drinking station



Wheelchair hire



Bicycle station



Customer information



Buggy hire



Free WiFi



Kid cars



Playground



Mobile charging stations



Family quiet zone



Car wash



Massage chairs



Selfie box



Quiet rooms



Car finder



Shopping break lounge



Book exchange



Family parking bays



Post service / packing station



Packing station




Lockers



Baby changing rooms



Your home is your castle



A special region which has always meant mining, football and home to many people, to whose hearts it has always been close.

Ruhrgebiet metropolitan area:

- ▣▷ 11.9 million inhabitants, one of Europe's largest conurbations
- ▣▷ Almost 10,000 square kilometres of area
- ▣▷ Leading cities such as Dortmund, Essen, Gelsenkirchen and Mülheim an der Ruhr
- ▣▷ Headquarters of major corporations such as Signal-Iduna, RWE, E.ON, Aldi-Gruppe, IKEA, Tengelmann and Amazon

**Home is not
a place. Home
is a feeling.**

You cannot demand loyalty.

_____ | The RRZ boasts an especially wide range of offerings and a particularly homely atmosphere. So it's no wonder that such a wide range of target groups feel more than at home here and like to come again and again. A returning customer ratio of approximately 70% was measured in 2018.





All of those are visitors from a region which offers:

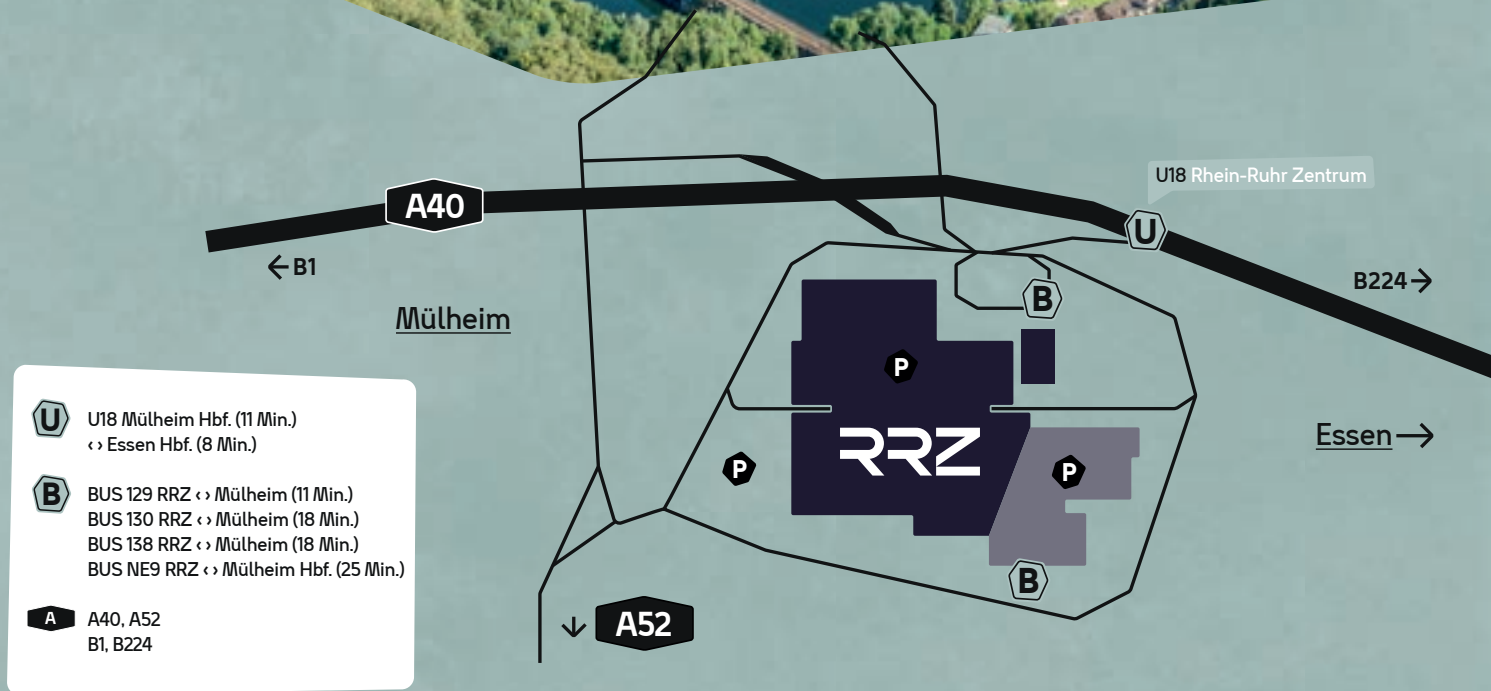
- A spending capacity of 13.5 billion euros in the catchment area
- 11.9 million people who live in the Rhine-Ruhr metropolitan area
- 2.1 million inhabitants in the direct catchment area

**It is given
as a gift.**

The right place

And by that we mean 365 days a year. Situated in the heart of the Rhine-Ruhr metropolitan area, the RRZ in Mülheim an der Ruhr is one of the region's most attractive meeting places. And that is no coincidence.





- U** U18 Mülheim Hbf. (11 Min.)
↔ Essen Hbf. (8 Min.)
- B** BUS 129 RRZ ↔ Mülheim (11 Min.)
BUS 130 RRZ ↔ Mülheim (18 Min.)
BUS 138 RRZ ↔ Mülheim (18 Min.)
BUS NE9 RRZ ↔ Mülheim Hbf. (25 Min.)
- A** A40, A52
B1, B224

Over 6.5 million people from neighbouring cities like Duisburg, Essen, Oberhausen and Dusseldorf make their way to the RRZ each year, thanks not least to its very good location. It's a genuine crowd puller, whose modernisation will attract even more people. The Ruhrgebiet alone, with its 53 towns and cities spread out over 4,435 square kilometres, offers much more visitor potential – and that is before we even get to the Rhine-Ruhr metropolitan area, which, with 11.9 million inhabitants, is the third largest in Europe after Paris and London.

...at the right time



Don't call it a dream,



Thanks to the structure of the various rooms, it is possible to achieve a virtually unique zoning concept. The mix of tenants is based on the individual rooms: the Sports Field focuses on sports shops, the Pantry on groceries and the Dining Room on restaurants. This enables customers to find their way around the centre more easily, and synergies between the tenants can be utilised.

Bottom ground floor

Restaurant units



...call it a plan



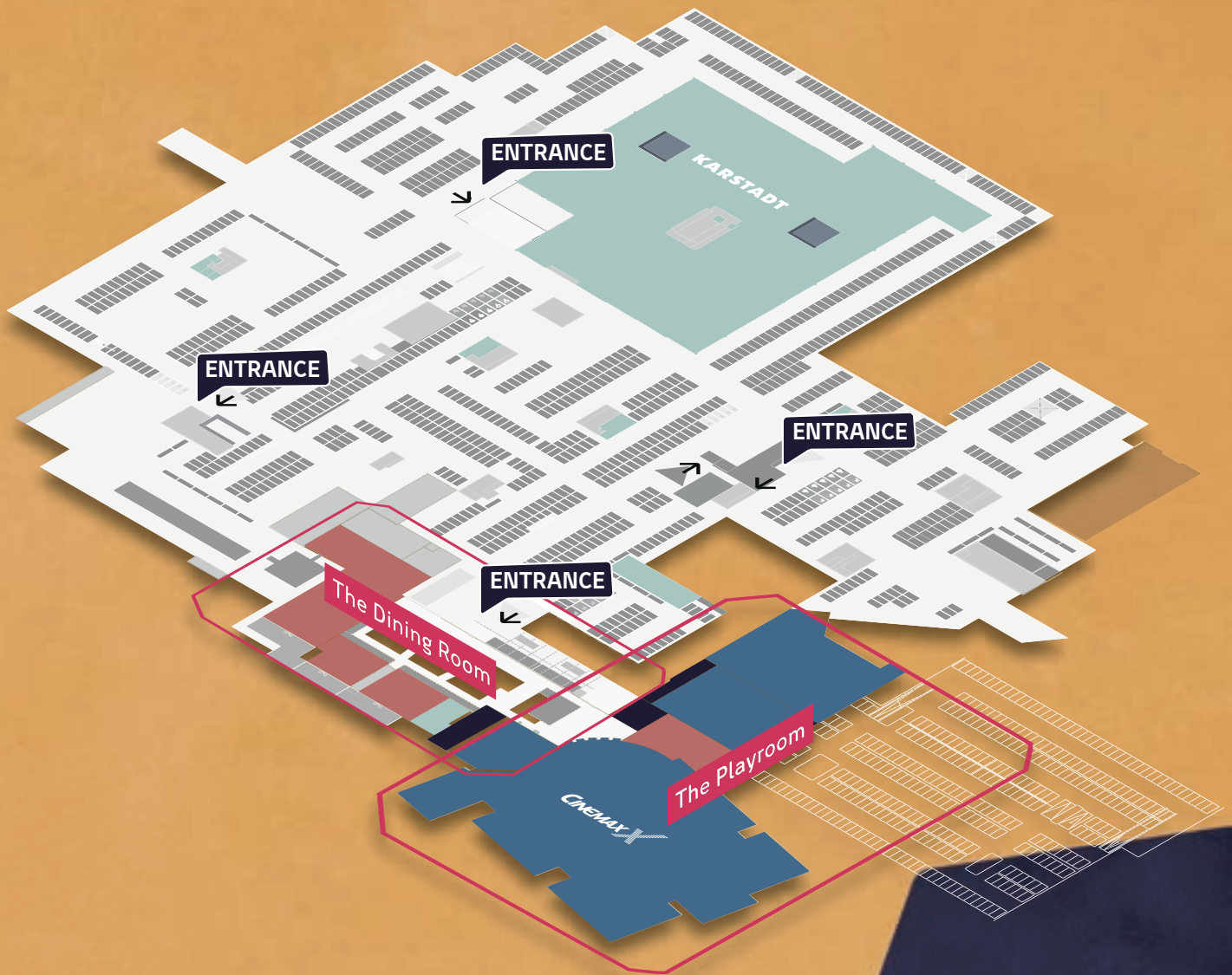
Top ground floor

■ Restaurant units



First floor

■ Restaurant units



Life is about



making decisions.

Convincing facts that make things easy for you.



First opened:
1973



Germany's second-largest
shopping centre



Planned completion:
2023



GLA after extension:
140.000 sqm



Buying power:
104,0



Number of shops after extension:
200



Catchment area:
2,1 Mio.



Day and repeat customer ratio:
70%



Anchor tenants:
Karstadt, P&C, Saturn, H&M, C&A



Frequency: 13.000
Target frequency: 35.000/p. day



Number of free parking spaces:
3.565



Centermanagement:
ECE Projektmanagement
GmbH & Co. KG



Investors:
Harko Einkaufszentrum
GmbH & Co. KG



Letting:
Redos real estate GmbH -
Maximilian Salm

The future of retail starts now



Contact



redos real estate GmbH

Holzdammer 28-32
20099 Hamburg
Tel.: +49 (0)40 429 323-0
Fax: +49 (0)40 429 323-18
www.redos.de

–

Maximilian Salm
Mobile: +49 (0)151 421 058 07
Email: m.salm@redos.de

HLG

HLG Gesellschaft zur Entwicklung
von Handelscentren mbH & Co. KG

Martin-Luther-King-Weg 10
48155 Münster
Tel.: +49 (0)251 201 44-0
Fax: +49 (0)251 201 44-52
www.hlg-handelscentren.de

–

Dirk Brockmann
Tel.: +49 (0)251 201 44-18
Email: d.brockmann@hlg-handelscentren.de

DISCLAIMER:

The information contained in this brochure serves exclusively informational purposes and does not constitute a contractual offer. Images and plans are subject to change. Furniture and fittings are presented only as examples.

There is no legal claim for these services unless explicitly stated in the construction specifications. No liability will be assumed for the accuracy or completeness of the information provided. Subject to change

Design: BERGBRAND | www.bergbrand.de



