



PRESS RELEASE

UBM develops "Timber Peak", the first timber hybrid high-rise in Mainz

- **12 floors with around 9,500 square meters of GFA for modern office spaces**
- **Green and intelligent landmark architecture in a prime waterfront location**
- **Sacker Architekten wins architectural competition**

Vienna/Mainz, August 18. The "Timber Peak" being developed by UBM Development at Zollhafen Mainz is taking shape. In the architectural competition held by Zollhafen Mainz and UBM, the jury selected the design by Sacker Architekten from among the designs submitted by six renowned architectural firms. Thomas G. Winkler, CEO of UBM Development AG: "A lighthouse project in the best sense of the word - for Mainz, Zollhafen and UBM."

The 40-meter-high Timber Peak is the first timber hybrid high-rise building in Mainz. On twelve floors, the building offers around 9,500 square meters of gross floor space with flexible floor plans for new types of office use - and spectacular views of the harbour. In addition, there is a basement with provided e-charging infrastructure for up to 41 car parking spaces, a terrace on the 5th floor and a roof terrace with a panoramic view of the entire Zollhafen.

UBM is developing green. smart. and more. at Zollhafen.

"The idea of constructing a 40-meter-high office tower in a sustainable timber hybrid construction is part of our green. smart. and more strategy," explains Werner Huber, Managing Director of UBM Development Germany. "This approach also includes the highest building intelligence and unique architectural features both in terms of aesthetics and flexible use of space. The winning design perfectly fulfils these core requirements of UBM."

The Timber Peak development sees the first of four plots acquired by UBM in March in the Zollhafen district of Mainz enter the realization phase. A total of more than 42,000 sqm of floor space will be developed on these four plots, comprising around 75 percent for residential and 25 percent for commercial/office use. After the successive completion of these developments, UBM expects sales revenues in excess of € 300 million.

The Timber Peak is not the first UBM project in the Zollhafen Mainz. The "Waterkant" and "Kaufmannshof" residential projects and the Super 8 Hotel have already been completed and sold. The "Flößerhof" project is currently under construction in partnership with CA Immo.

Timber hybrid construction helps with EU taxonomy

The Timber Peak paves the way to CO₂-optimized building construction and management through its resource-saving timber hybrid design. The intelligent building automation system enables users to fulfil future reporting requirements for EU taxonomy and other reporting obligations geared towards sustainability and energy optimization in an almost automated manner. Consumption and energy efficiency parameters are systematically recorded and made available.

Construction of the Timber Peak is expected to start at the end of 2023. DGNB Gold certification and an energy efficiency standard in accordance with KfW 40 requirements are planned for the building.

Sustainable landmark architecture in a prominent location

Christopher Höfler of Sacker Architekten says, "The Timber Peak development is a great opportunity to show that the value of good architecture lies not only in its stylistic but also in its physical durability. We are very excited about this building assignment and about using wood as an outstanding material. We hope that as a landmark project, it will become an inspiration for many others."

Marianne Grosse, the city of Mainz's Head of Building, Monument Preservation and Culture, expressed a similar opinion: "The Zollhafen is a large and important development area for our city, especially because of its inner-city location and the conversion of the harbour. As a dominant feature at the head of the harbour basin, the planning office succeeded in the competition process in forming an urban ensemble with the Pandion Doxx located on the southern end of the harbour. In this way, contemporary architecture and resource-saving construction are combined with the aspiration of a building-cultural identity."

Olaf Heinrich, Managing Director of Zollhafen Mainz GmbH & Co. KG, was delighted with the jury's decision: "The design submitted by Sacker Architekten is particularly impressive for its almost fragile lightness and the transparent effect of the floor-to-ceiling glazing. As a result, and despite its height of 40 meters, the building does not appear overly imposing and fits elegantly into the surrounding built environment."

UBM Development develops real estate for Europe's metropolises. The strategic focus is on green building and smart office in major cities such as Vienna, Munich, Frankfurt and Prague. The gold rating from EcoVadis and the prime status from ISS ESG confirm the consistent focus on sustainability. With almost 150 years of experience, UBM offers all development services from a single source, from planning to commercialization. The company's shares are listed on the Prime Market of the Vienna Stock Exchange, the segment with the highest transparency requirements.

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