

17th NEW DATA IN REAL ESTATE LAB

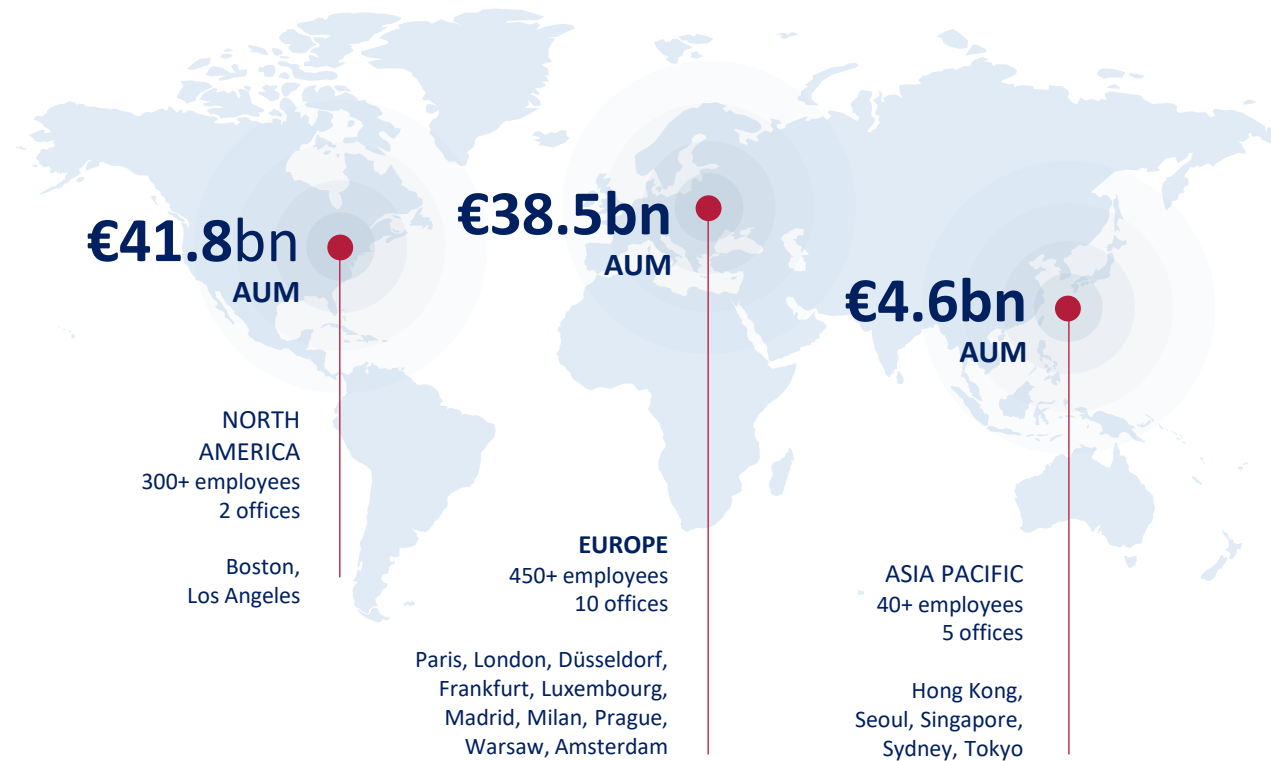
18th September 2025

Amsterdam School of Real Estate



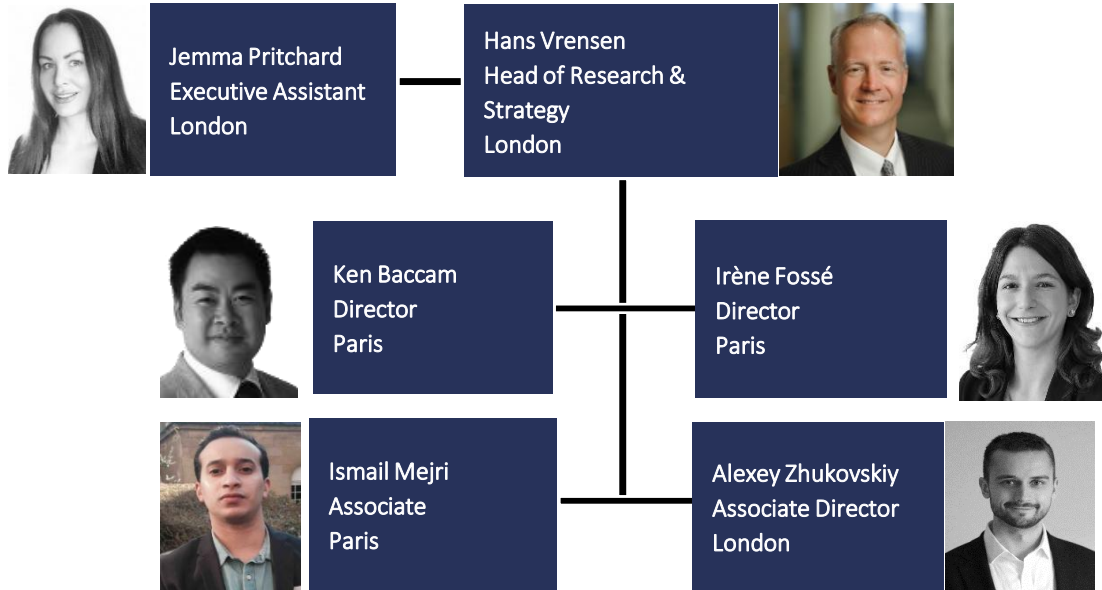
AEW GLOBAL

- Over 40 years' real estate investment management experience
- One of the largest real estate investment managers in the world with €84.9bn in assets under management
- Over 800+ staff located in 17 offices across North America, Europe and Asia Pacific
- Broad experience across all major real estate markets and investment strategies
- Research driven approach to investment strategy and underwriting



AEW Research = Team Effort & Deliberate Planning

Clients & Business in Paris & Across Europe



PLANNING & EXECUTION

- ✓ Bi-Annual Outlook with Relative Value Analyses across 20 countries & 4 sectors
- ✓ Bi-Annual Market Forecast Updates of 196 European Market Segments
- ✓ Monthly Research Publications
- ✓ Climate Transition & Physical Risk Focus
- ✓ Debt Funding Gap and Market Trends
- ✓ Partnerships with Existing Data Partners
- ✓ Data Experiments with Emerging Providers

Bi-Annual New Data in Real Estate Lab

Celebrating Innovation in European Real Estate Data Applications

CONCEPT

- ✓ Hosted 16 data labs around Europe in the past eight years
- ✓ Investors, academics, brokers, data service starts-ups and consultants.
- ✓ Interactive forum and Q&A after each session



Images: Google

11:00–15:00 – 18th SEPTEMBER 2025 -- AGENDA

- **Tijmen Janssen of Ortec Finance** -- Climate Scenarios & investment analyses with focus on real estate
- **Robert Mens & Rutger de Koning of Bouwinvest** -- Data and other challenges for Dutch and global physical climate hazard assessments
- **Manuel Vicente of ClimateX and Nicolas Duran of CBRE Research** on European vs US physical climate risk assessments

12:30 to 13:30 – INFORMAL NETWORKING LUNCH BREAK

- **Gertjan Slob of Locatus, a Green Street company** -- Long term trends in the Dutch office markets based on granular data analyses
- **Willem Vlaming (MSCI)** – Office market prices and liquidity as a leading indicator: NL in the European context
- **Ruin Vastenhout of Cushman & Wakefield** – Overview of key data and market trends in European Life Sciences real estate

KEY BIOS



Tijmen Janssen of Ortec Finance

Tijmen is a Climate Risk Consultant at Ortec Finance. He advises financial institutions on climate strategy and risk management, focusing on climate scenario analysis and investment decision-making.

Robert Mens & Rutger de Koning of Bouwinvest

Rutger de Koning is a finance professional evolved to business IT. Rutger always appreciated the power of location within real estate, with GIS, he translates his vision into concrete geospatial solutions.

Robert Mens has a background in urban planning. Gathering geodata, making spatial analyses and building dashboards & apps. Robert is the engine behind all geospatial solutions within Bouwinvest.

Manuel Vicente of ClimateX & Dr. Nicolas Duran of CBRE Research

Manuel Vincente has 20+ years of leadership experience across banks, including HSBC. At Climate X, he drives the development and delivery of innovative climate risk solutions for the financial services and real estate sectors, shaping the future of sustainable finance and global resilience strategies.

Nicolas Duran is a Director in CBRE's research team since 2024 after working as a lecturer at The Bartlett Real Estate Institute. Nicolas got his PhD from the leading Dutch University of Groningen and did his post-doctoral studies at Maastricht University School of Business and Economics.

Gertjan Slob of Locatus, a Green Street company

Gertjan's career started as a GIS software developer working for the NATO and the Dutch Ministry of Defence a.o. In 1997 he started at Locatus as a project manager, working for retailers, project developers and investors. Current position is Director Research in which he advises retailers in their network planning and investors in their investment strategy. Since Locatus is acquired by Green Street he is also responsible for creating Green Streets pan Europeans Retail database.

Willem Vlaming (MSCI)

Willem Vlaming is a Vice President in the Private Assets Index R&D team at MSCI. He is responsible for the development of private asset index solutions with a focus on commercial real estate"

Ruvín Vastenhout of Cushman & Wakefield

Ruvín Vastenhout, is currently a Senior Analyst at Cushman & Wakefield in Amsterdam, Netherlands. Ruvín Vastenhout has been involved in numerous office and life science transactions throughout the Netherlands.