

► One of the largest STPs* in Europe

coming up soon in Greece

Thess INTEC

Thessaloniki Innovation & Technology Center



MADE
very well
IN GREECE

*Science & Technology Parks

The image is a promotional architectural rendering of the Thess INTEC building. The building is a long, modern structure with a white facade featuring a complex, perforated metal screen. The ground floor is a glass-walled atrium where several people are walking. In the foreground, a person is riding a bicycle on a red-paved path marked with a white bicycle symbol. To the right, two more people are standing and talking. The background shows a clear blue sky with a faint world map overlay, and a red dot on the map indicates the building's location in Greece. A large blue triangle is positioned on the right side of the building's facade.

Thess INTEC

It is a 4th generation STP and presents a perfect synergy of academia, research, high-tech industries, facilities and geopolitical location. Interest from international investors is already growing. It will be the first large-scale science and technology infrastructure in Greece.



Thessaloniki

Greece's most outward looking city.

Thessaloniki, the second largest Greek city and one of Europe's oldest, boasts the largest student population in South East Europe including 3 times the European average of engineering graduates.

THESSALONIKI
INNOVATION
FRIENDLY
DESTINATION



▶ International **Airport**

▶ Major **Port**

▶ Rich history,
social and cultural life

▶ 1.000.000+ inhabitants/
one of the **youngest**
populations in Europe

▶ Huge **tourist** influx
to nearby Halkidiki

▶ Greece's **Exhibition Hub**

▶ 4 Universities /
Thessaloniki has a strong academ-
ic community of 120,000 students,
the largest in Greece
and South East Europe



Thessaloniki

Beyond the city

Thessaloniki is truly fascinating, but if you venture outside of it, you will discover that the surrounding area is also rich with places to explore and things to see and do.

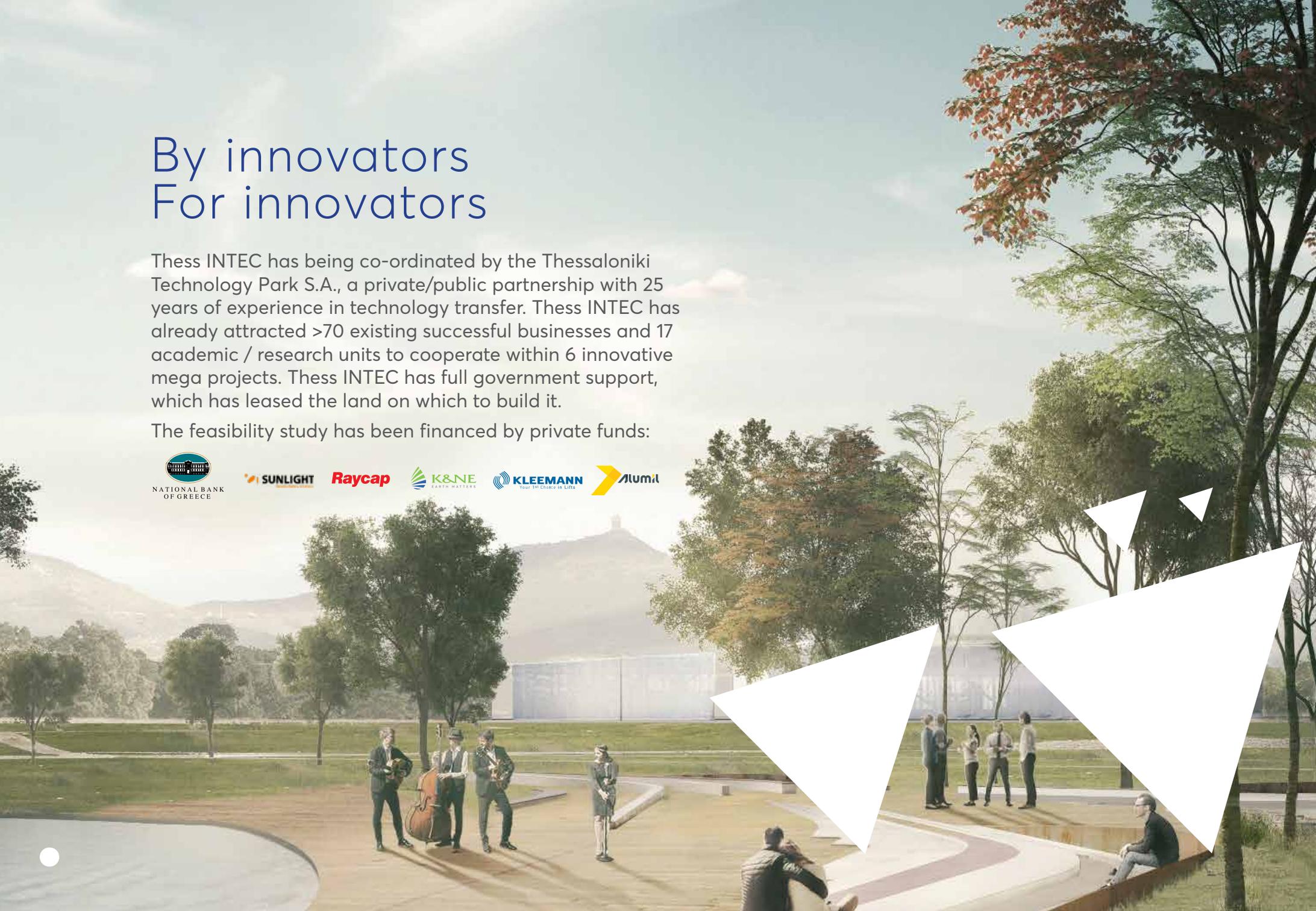
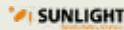
From pristine beaches with crystal clear waters to breathtaking mountain vistas, wine tasting extravaganzas to thousand-year-old monasteries, sailing or kitesurfing to mountaineering and ski touring on Mt Olympus, historical sites to crazy carnivals, Macedonia and its neighboring regions can please even the pickiest of wanderers.

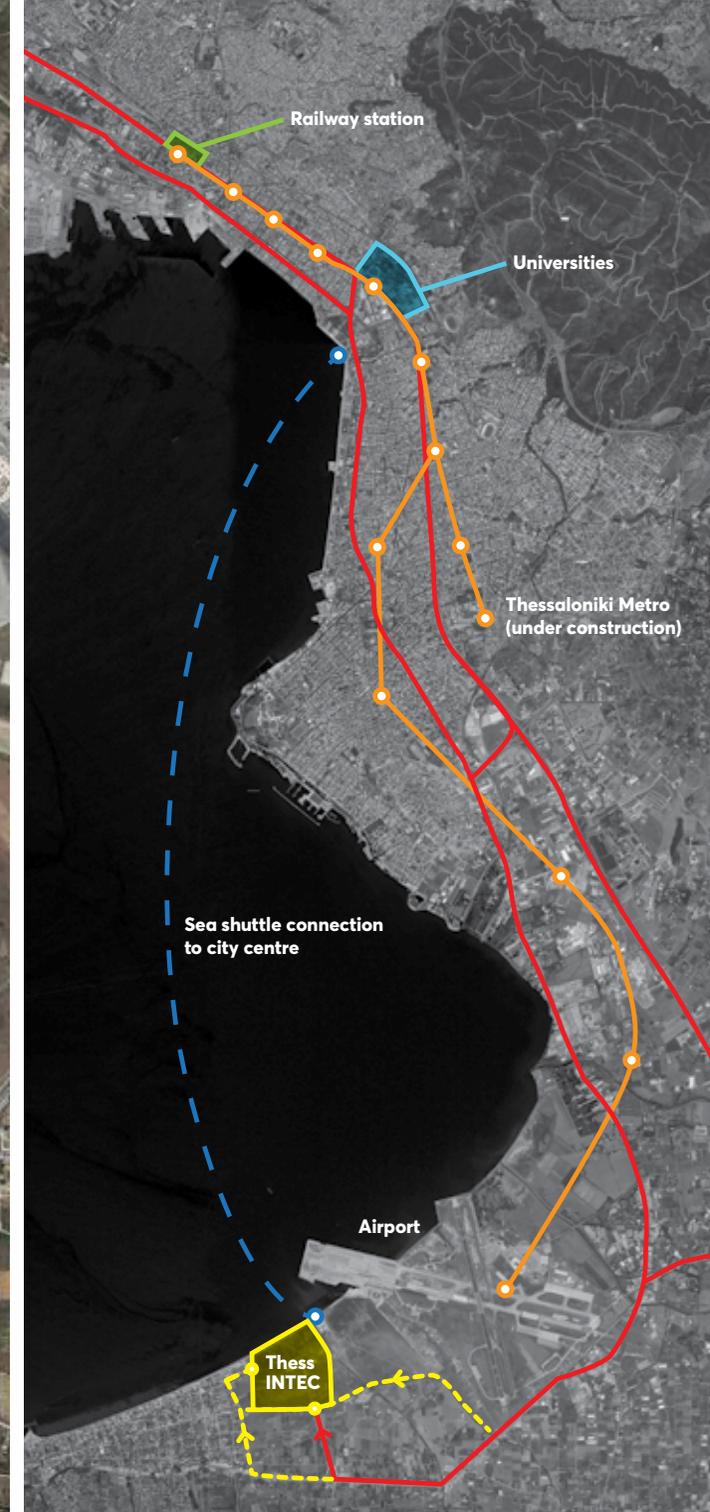


By innovators For innovators

Thess INTEC has being co-ordinated by the Thessaloniki Technology Park S.A., a private/public partnership with 25 years of experience in technology transfer. Thess INTEC has already attracted >70 existing successful businesses and 17 academic / research units to cooperate within 6 innovative mega projects. Thess INTEC has full government support, which has leased the land on which to build it.

The feasibility study has been financed by private funds:







Main services include:

Office/Lab spaces

Pre-incubation, incubation, equipment allocation, common workshops, meeting rooms, auditorium, sports, cafe, etc.

Consultancy services

Legal, R & D grants, administration support

Networking

with public and private sector, supporting access to European R & D funding

Synergy platforms

with Thess INTEC Mega projects, tenants and international partners

Identifying local HR

Offering business community access to internationally competitive R&D labs and vast pool of STEM and engineering graduates, as well as, tailor made training programs

Land space lease

for developing own technology infrastructure in accordance to Thess INTEC specifications

Our mission and objectives:

Sustainable - Emerging Technologies

for academia, hand in hand with internationally competitive businesses

Open / living labs

within Thess INTEC physical space and Mega project clusters

Smart P.P. Partnerships

and financial engineering for developing R & D infrastructures

Industry 4.0 EU initiatives

for regional, national, and international businesses

Smart City - Research Demo Platforms

for smart grid and autonomous vehicle technologies

Holistic environmental and minimal carbon footprint

**across all scales of intervention, from the use of materials
to energy management and consumption**

Mega Projects

MP1
Advanced
Materials and
Manufacturing
Processes

MP2
Flexible Organic
Nanotechnology
Applications

MP3
Artificial
Intelligence
& Simulation
Applications

MP4
Clean Energy
Innovative
Solutions

MP5
Competence
Center
for Business
and Logistics
Challenges

MP6
Future
Mobility
Applications

Under development

MP7 / Biosciences

MP8 / Agro & Food Technologies

Mega Projects

Structure examples

MP1 10 businesses
3 laboratories

MP3 22 businesses
3 laboratories

Megaproject Partner



Dept. of Mechanical Engineering
1. Lab of Machine Elements and Machine Design
2. Lab of Physical Metallurgy




TEXAS A&M UNIVERSITY **TEXAS TECH UNIVERSITY**

Tenants






Collaborators








Megaproject Partner



R&D Contributors




Tenants









Collaborators











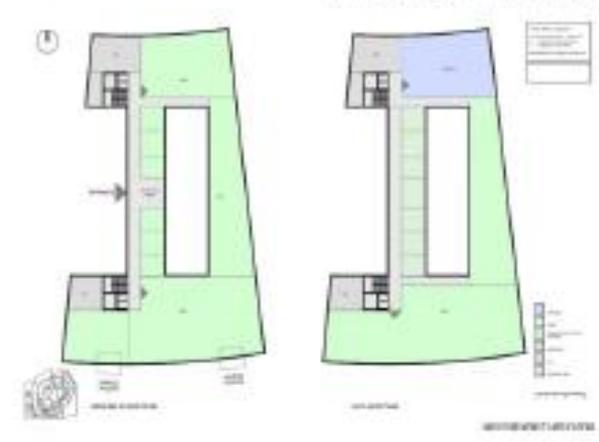
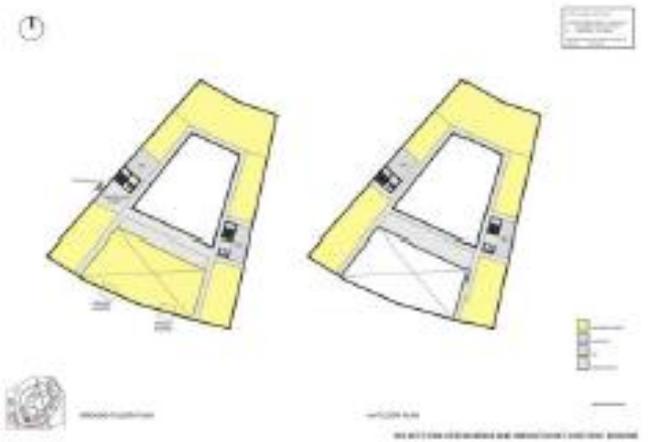
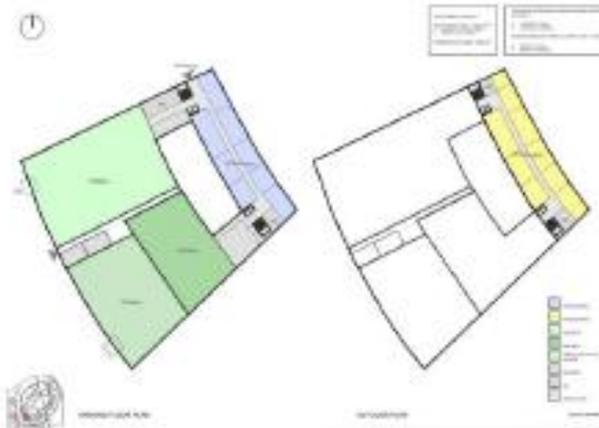
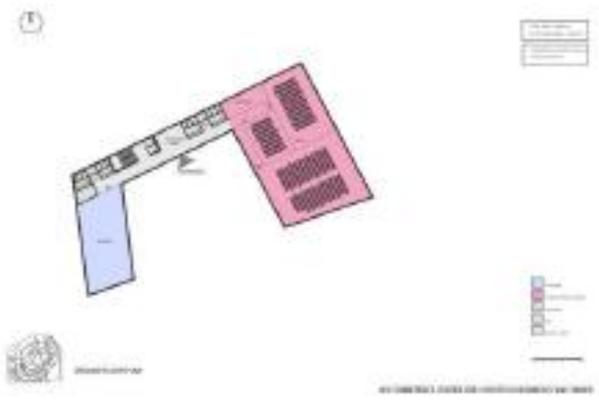
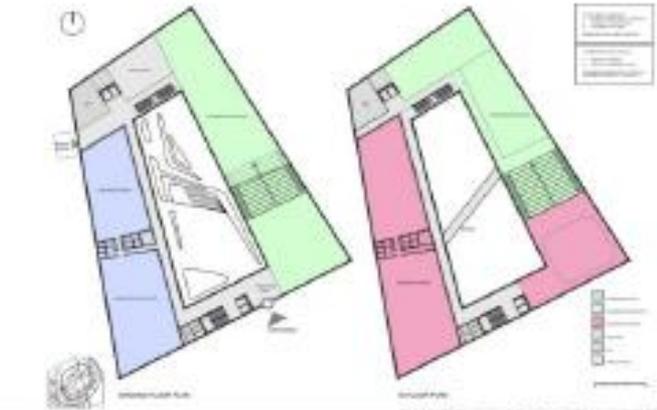



R&D Partners

Industrial Partners

R&D Partners

Industrial Partners



THESSINTEC LAND AND INFRASTRUCTURE DEVELOPMENT MODEL

State contributes nonurbanized land to Thessintec Non for profit PPP SA and supports by speeding up urbanization of land and licensing

Thessintec shareholders/ stakeholders finance all maturing studies, urbanization, Park licensing and engineering construction studies

Value is increased tenfold by land use transformation , uses and construction maturity

Phase I (10% of project) Development to be financed 50% by RRF- Recovery Fund, and 50% by a combination of Greek Foundations and CSR Company donations, and Development bank loans to be repaid by tenants already prebooked at design phase I (almost 100% prebooking).

Phase II/III/IV (90%) Development is financed fully by private Sector (specialized International Innovation Infrastructure developers, Multinational's R&D Departments with their Developers, Public Sector Research/ Academic tenants), paying a land lease fee to Thessintec Company. Lease contracts are signed by Thessintec for up to 50 years.

Excess income of Thessintec (after repaying loan of Phase I), is reinvested to the ecosystem in form of equipment for technology platforms, proof of concept, seed and pre VC mechanisms, open Innovation/ test bed activities, innovation entrepreneurship and start-up ecosystem support, Industrial PhD, etc.

Development returns to state Alexandria Innovation Zone of Thessaloniki in 99 years



AT A GLANCE August 2021

Location: Superb waterfront property in the Municipality of Thermaikos, next to Thessaloniki's International Airport

Area: 760.807 sqm (Total B.U.A.: ~ 250.000 sqm)

LEGAL FRAMEWORK:

- Land: Exclusive Surface Rights for 99 years Law 4690/2020
- Thess INTEC SA: Not-for-profit Organization Law 4712/2020
- Donations: 100% tax deductible Law 4714/2020

Exclusive Surface Rights for 99 years In favor of Thess INTEC SA - Business Park Development Company
Notarial Act (4/2/2021)

Objective : Establishment of Thessaloniki Innovation & Technology Center (Thess INTEC), within the law (3982/2011) that governs Special Type Business Parks in Greece

Thess INTEC SA: Not-for-profit, Public Benefit Societe Anonyme

SHAREHOLDERS:

- 58% Private Sector Institutions and companies (7 Board Members)
- 42% Public Sector Institutions (4 Board Members)

Who is it for:

- Partnerships between extrovert innovative companies and research teams of academic institutions
- Startups and Spin offs
- R&D departments of high-tech businesses
- Greek and International Investment Funds

Initial Infrastructure Investment: €70 m. + VAT:

- Land Configuration & Networks construction (on the total area)
- Initial Building Infrastructure ~ 25.000 sqm (10% of total B.U.A)

Next phases of Park's Development: >€500 m + VAT in the next 10 years

- Private Sector Investments on R&D facilities (90% of total B.U.A)

Benefit for the national economy and the local communities

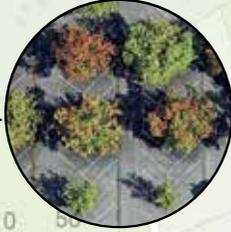
- 7.000 new research related jobs
- 2% increase in Central Macedonia's GDP
- **Total financial impact:** first 10 years €2,05b, first 20 years €11,20b

Timeline

- Building Permits and Business Park Licensing, Q2/2022
- Land Configuration & Networks construction, Q2/2023
- Building infrastructure completion, Q2/2024

Qualities

Outdoor seating



Water Canal

Outdoor Sports & Recreation

Aquarium

Water features

Naturally Shaded Parking areas

Lake activities

Coast formation

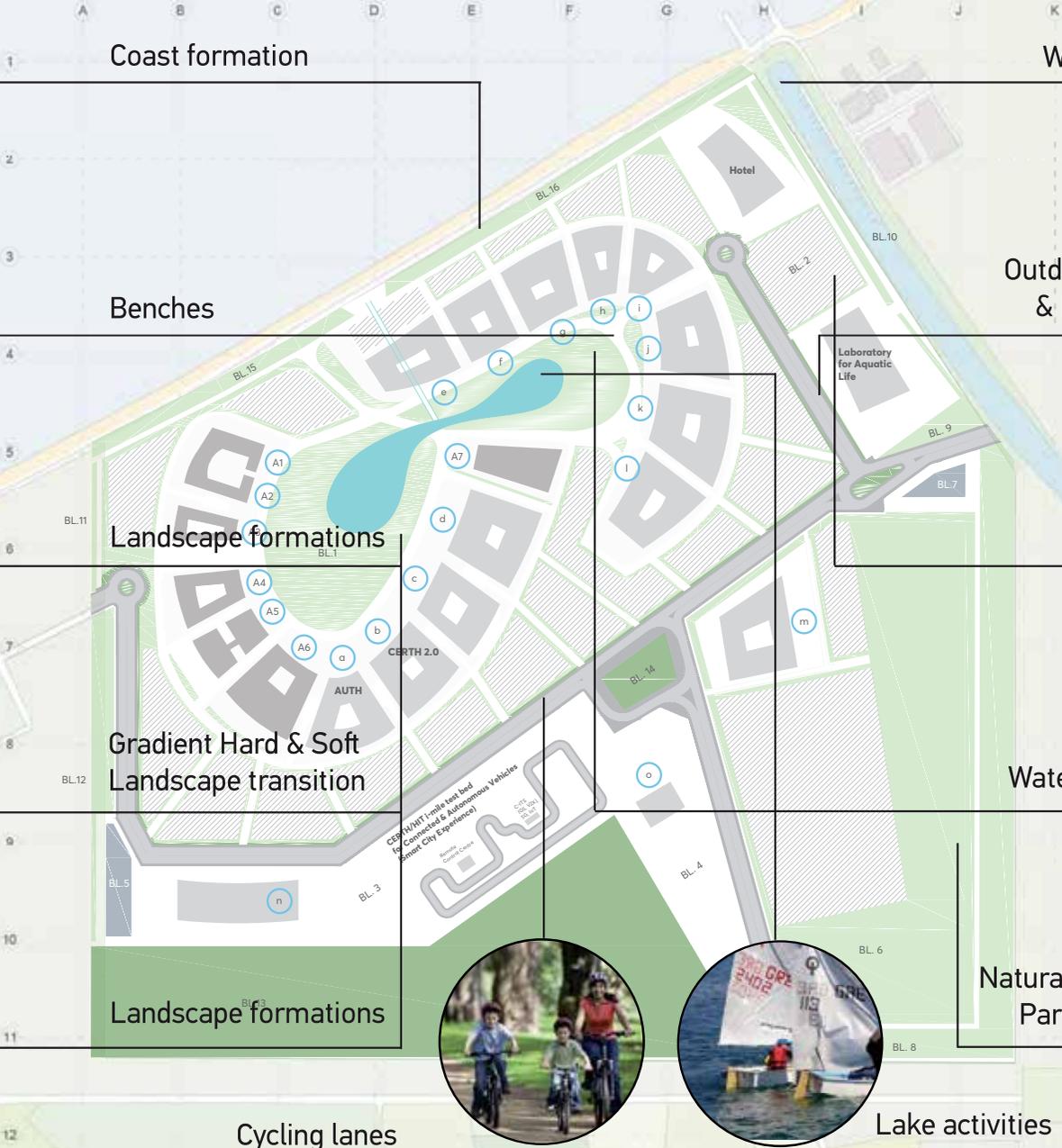
Benches

Landscape formations

Gradient Hard & Soft Landscape transition

Landscape formations

Cycling lanes



Thess INTEC Supporters

Hellenic Republic - Region of Central Macedonia

Thessaloniki Innovation Zone

City of Thessaloniki

Municipality of Thermaikos

Municipality of Thermi

Aristotle University of Thessaloniki

International Hellenic University

RELLIS - The Texas A&M University System

Federation of Industries of Greece

**SEPVE - Association of Information Technology Companies
of Northern Greece**

Greek Exporters Association

Thessaloniki Chamber of Commerce and Industry

Technical Chamber of Greece

Compete. - U.S. Council on Competitiveness

IASP - International Association of Science Parks and Areas of Innovation

American Farm School

Technopolis - Thessaloniki ICT Business Park

THERMI Business Incubator

i4G - Incubation for Growth

TPK - Technologiepark Karlsruhe

laSalle - Technova Barcelona

GOLD SPONSORS



NATIONAL BANK
OF GREECE



SILVER SPONSORS



BRONZE SPONSORS



SUPPORTERS



Thess INTEC Shareholders



Thess INTEC Industrial Partners



High-tech means handsome returns



MADE
very well
IN GREECE

Over the first
5 years
* **€432M**

Over the first
10 years
* **€2.05B**

Over the first
20 years
* **€11.2B**

- ▶ 7,000 permanent employees
- ▶ 1,300 jobs in science and R&D
- ▶ 4,000 jobs in business innovation
- ▶ 200,000m² total built area
20,000m² 1st phase built area

* cumulative addition to GDP