



Presentation of Fuglebakken

New ambitious growth center and center for biotech,
life science and sustainability

Fuglebakken – an icon for Danish biotech



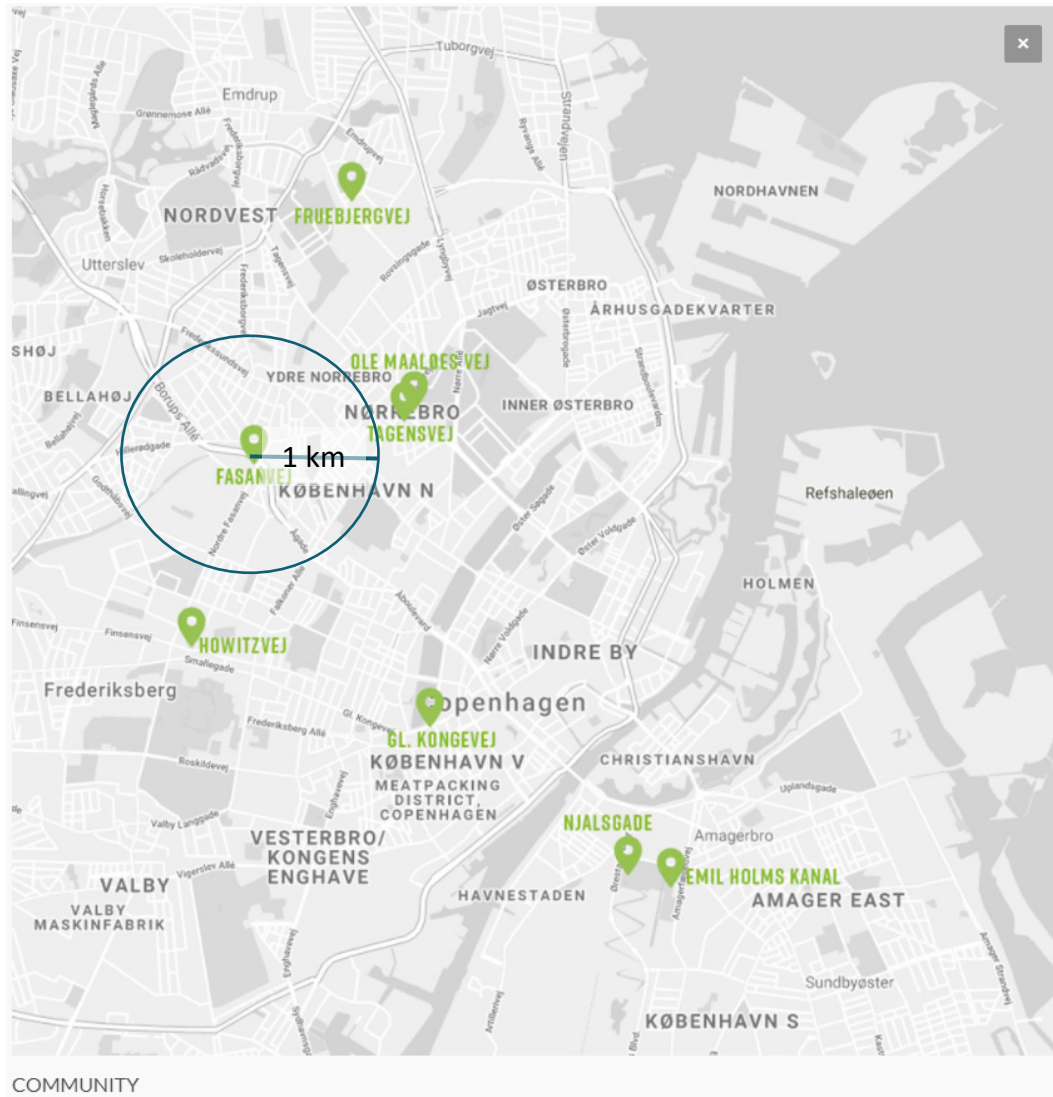
History

- In 1925, the brothers Harald and Thorvald Pedersen formed the Novo Therapeutic Laboratory and in 1932 moved into an older dairy building from 1914 on Fuglebakken.
- At the same time, the then young architect Arne Jacobsen was given the task of building a new factory as an extension of the old dairy's half-timbered house, and Arne Jacobsen worked as a house architect for Novo until his death in 1971.
- In 2007, Frederiksberg Municipality, with the assistance of the Danish Cultural Heritage Agency, carried out a delimitation and mapping of Novo's facility on Fuglebakken and designated it as one of 25 national industrial monuments.
- With its history and high architectural quality, there is a very special biotic spirit in the place, a very special identity.

Central location close to Copenhagen's infrastructure



Cohesion with the startup ecosystem



Why now?

- Growth in Danish biotech is at an all-time high and today accounts for 1/5 of DK's exports
- Venture investments in Danish companies have doubled
- The number of new startups is growing

Pharmaceutical industry in numbers



DKK 136 bn
DK's export of
medicinal products



19.5 %
Share of total Danish
exports of goods



26,000
Employees



DKK 11.5 bn
Annual investments in
research

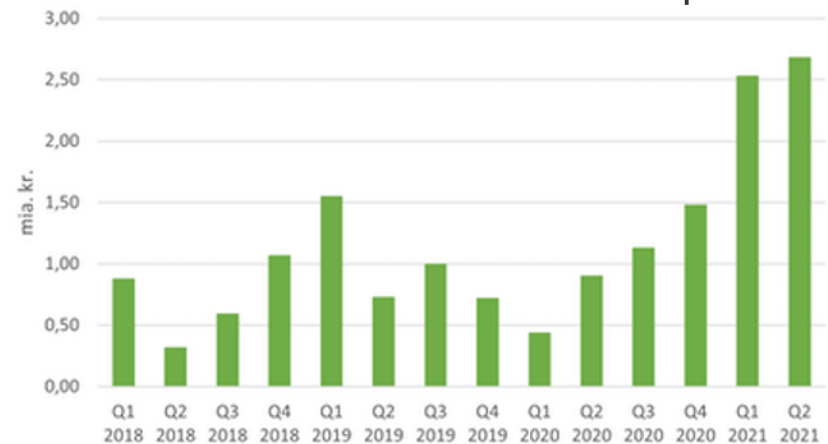


34 %
The number of
highly educated



No. 3 in the world
Private investment
in research

Venture investments in Danish companies



=> All of this leads to increased need for space!

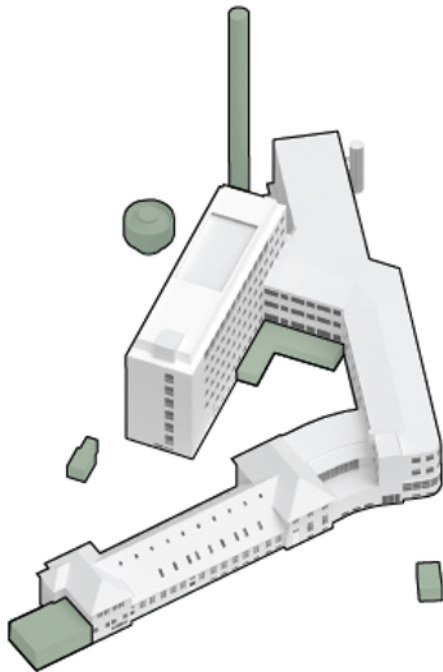
Fuglebakken in numbers



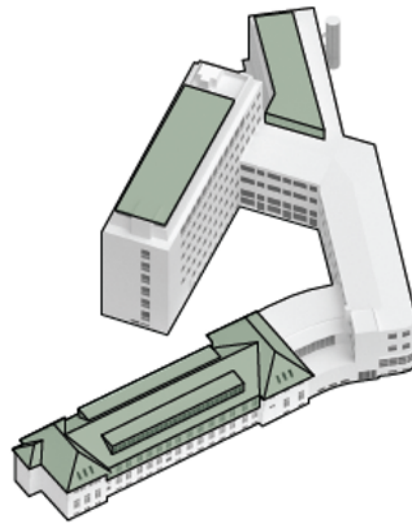
- New ambitious growth venter and center for biotech, life science and sustainability
- Total area: 9,000 m² (with an option of an additional 4,000 m²):
 - Lab: 2,500 m²
 - Office: 5,000 m²
 - Coworking area: 1,000 m²
 - Canteen & lounge area: 500 m²
- Opens at the end of 2023

- Part of a long-term vision!

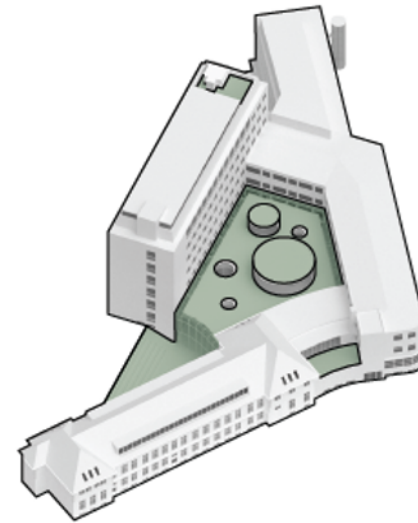
Updated modern design & function



1. Side buildings are removed



2. Extra floors



3. Atrium, roof terraces and green roofs

A new atrium as a gathering point



The new atrium connects the existing buildings and adds a new and modern gathering place.



Supporting features

THE BEST CONDITIONS FOR ENTREPRENEURS' CHANCES OF SUCCESS

A necessary space for contemplation, for cosy and informal meetings as well as professional tools and communities, where ideas, experiences, resources, and business opportunities are shared for the common good.



Events

Instructive meetups, pitch presentations and social Friday bars



Symbion Talent

Matchmaking-events and career fairs



Symbion Connect

Meet up with others in your sector and overcome your challenges



Ecosystems

Popular sectors in the community



Podcast & Blog

Know-how, good advice, inspiration and success stories



Partners

Development programs, foundations, universities, etc.

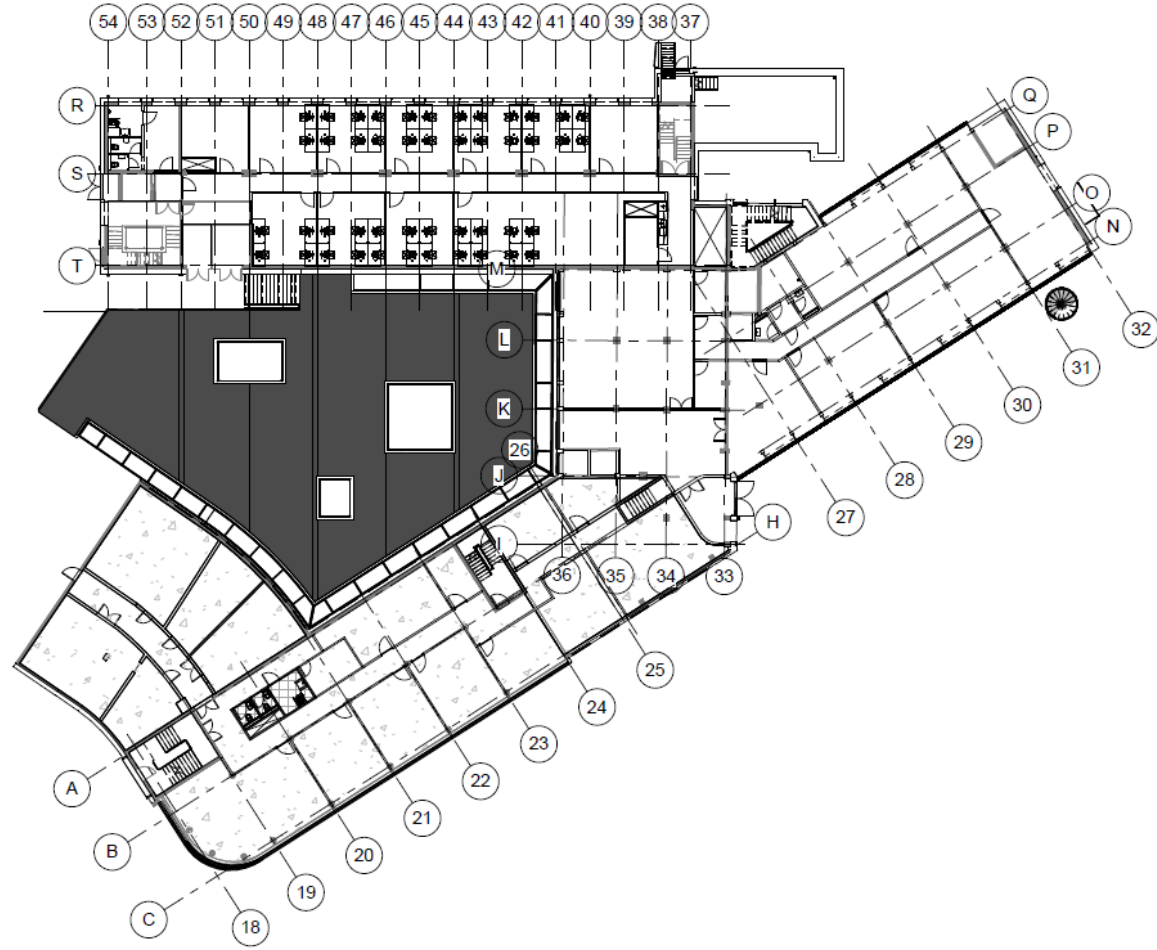


Community Platform

Network, sparring, meeting room booking, overview of future events and much more.

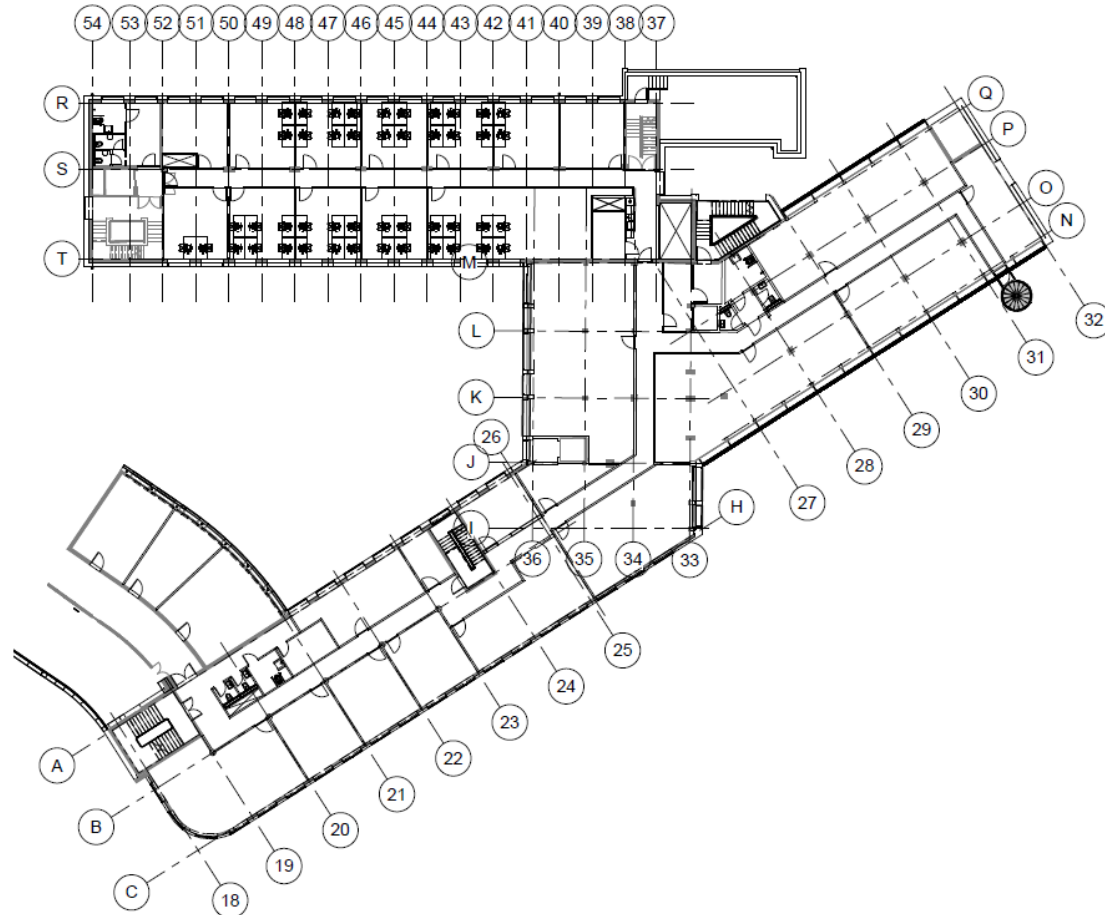
Layout / floor plans

- Ground floor



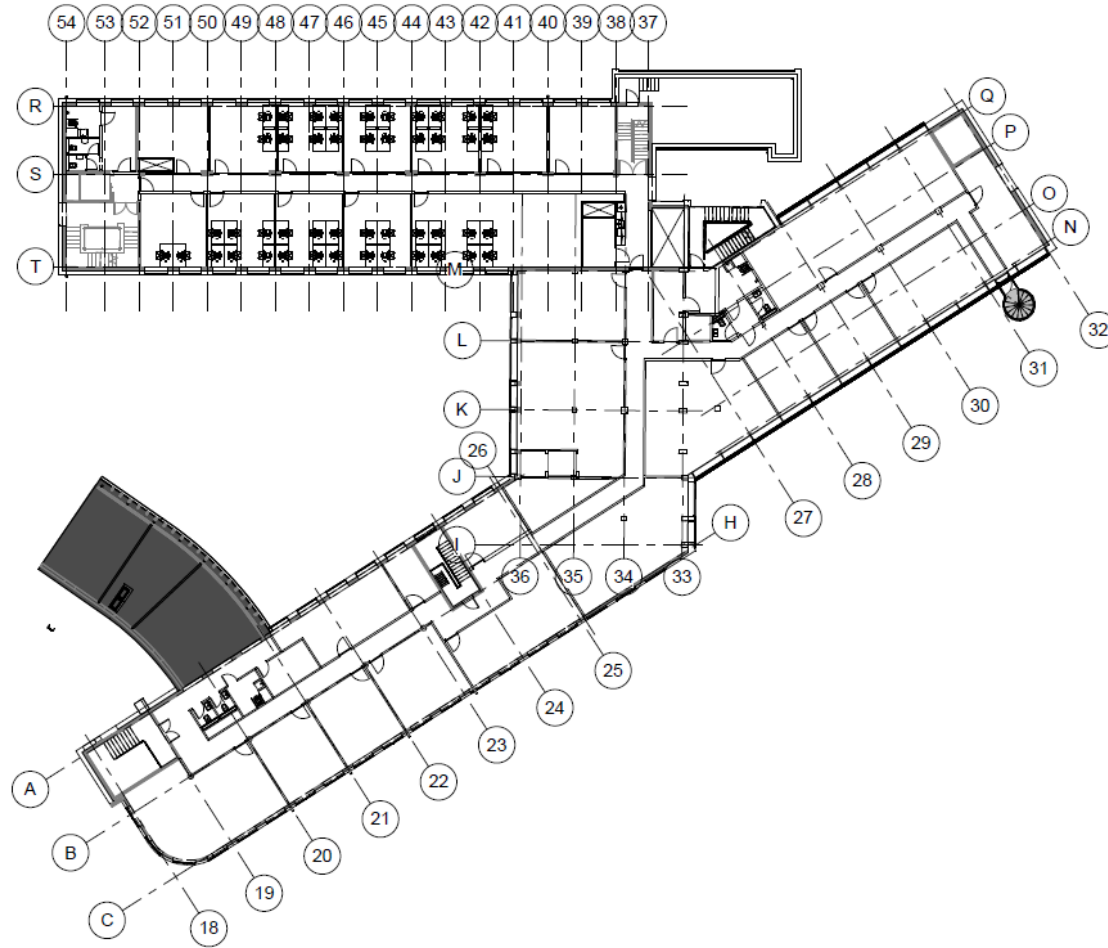
Layout / floor plans

- 1st floor



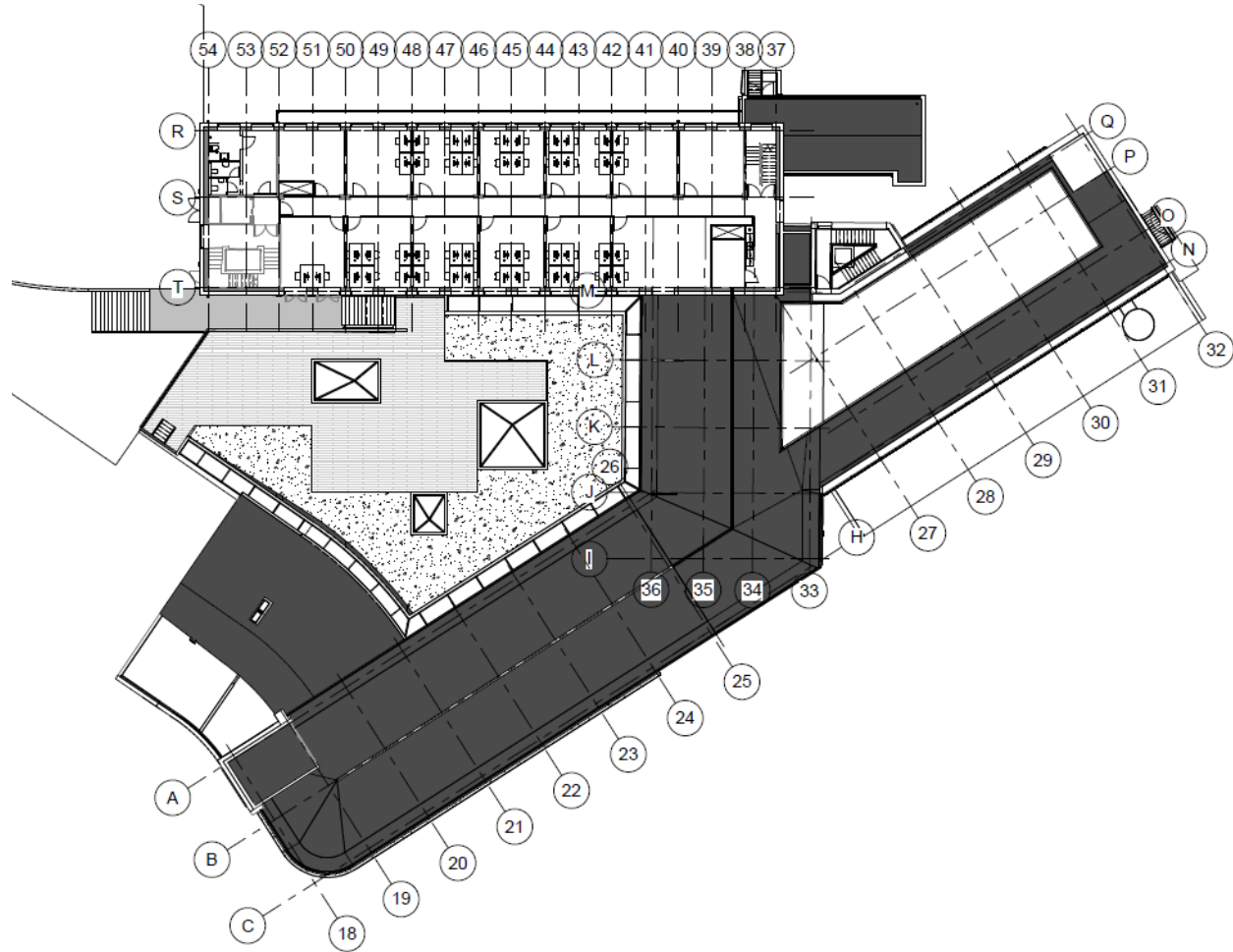
Layout / floor plans

- 2nd floor



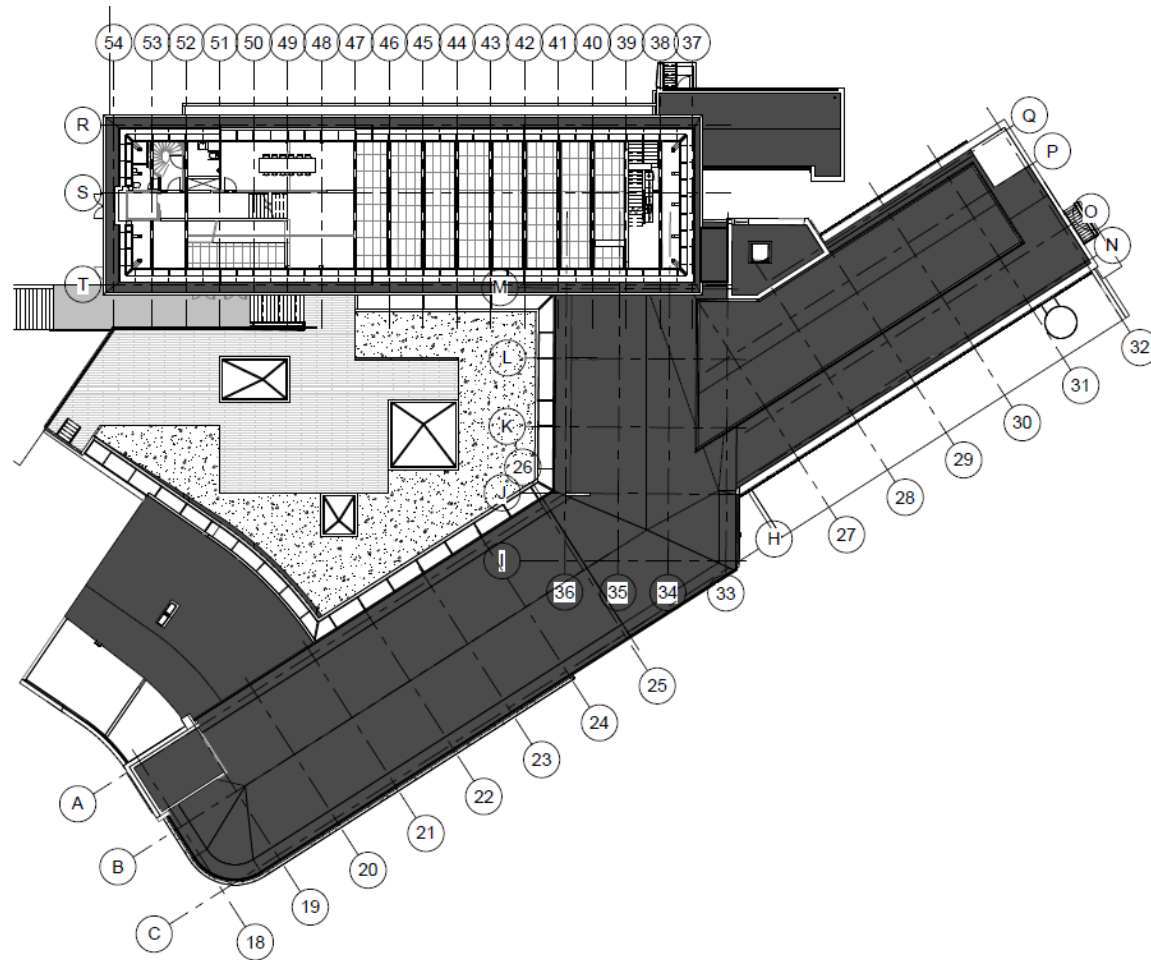
Layout / floor plans

- 3rd-5th floor



Layout / floor plans

- 6th floor



Preliminary prices

- The final terms and prices will be determined mid 2022
- Indications follow below (in DKK per month ex VAT):

| | |
|---------------|------------------|
| 12 m2 office | 5,500 DKK/month |
| 50 m2 office | 22,500 DKK/month |
| 100 m2 office | 39,500 DKK/month |

| | |
|------------|------------------|
| 25 m2 lab | 15,000 DKK/month |
| 100 m2 lab | 60,000 DKK/month |

Timeline / next step (preliminary)

