



# Vastint Hotels

**VASTINT**

# Our business

Vastint is an international real estate organisation with 35 years of experience. Our goal is to create long-term value through property investment.

The cornerstones of our operations are developing commercial and residential real estate that we go on to manage actively, including hotels.


Our development activities include land acquisition, master planning, design, construction, leasing and sales.

In 2020, we opened the Hotel Co 51 division in order to operate hotels within our portfolio.

We are active in many countries across Europe.

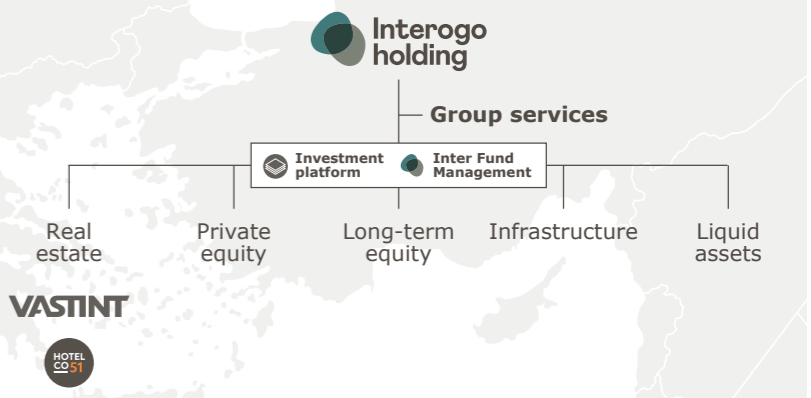
-  Offices
-  Homes
-  Hotels
-  Other

**AMSTERDAM** - Vastint division main offices

 - Countries where Vastint is active



## How we are organised:





## *Our foundation*

We have a long-term perspective on our business, and we recognise a responsibility not only towards our co-workers, customers and guests but also to suppliers, business partners and the community. We know that long-term thinking, responsible business and profitability go hand in hand.

Vastint was established in 1989, but the foundation was laid in Sweden. Even though our activities have no connection to the IKEA related operations, we share a common heritage. Handed down to us from our owners, it extends our responsibilities beyond our own operations.

The shared heritage and values reflect the entrepreneurial spirit of the late Ingvar Kamprad. Vastint seeks to contribute to his vision. We do this by developing and maintaining comfortable and sustainable business, leisure and residential environments for the local communities in our markets.

# Key figures

Hotels



49

hotels owned



4

hotels under construction



21

projects in planning



10,510

rooms



38

certifications



9

brands



€ 2.0 BN

market value

as at 31 December 2023



Moxy Brussels City Center, Brussels, Belgium



Sopot Marriott Resort & Spa, Sopot, Poland

## *The proof is in our projects*

Our purpose to create long-term value through our property investments gives us a unique perspective.

Whether using our proprietary sustainable construction method to build every new hotel or working with an existing building, we take meticulous care over every decision.

As we operate hotels ourselves, we have a unique insight and knowledge of hotel operations and market trends.

# Feel-good, memorable experiences

The nature of travel is constantly evolving, and so are our hotels. We are continually improving how we design, build and operate each one to meet the changing needs of our business and leisure travellers.

Our hotels are designed to be more than just a place to sleep. They offer a mix of quiet, comfortable rooms for rest and vibrant shared spaces for socialising.



Moxy Berlin Ostbahnhof, Berlin, Germany



*Moxy York, York, UK*



*Courtyard by Marriott Amsterdam ArenA Atlas, Amsterdam, The Netherlands*



*Moxy Milan Malpensa, Milan, Italy*

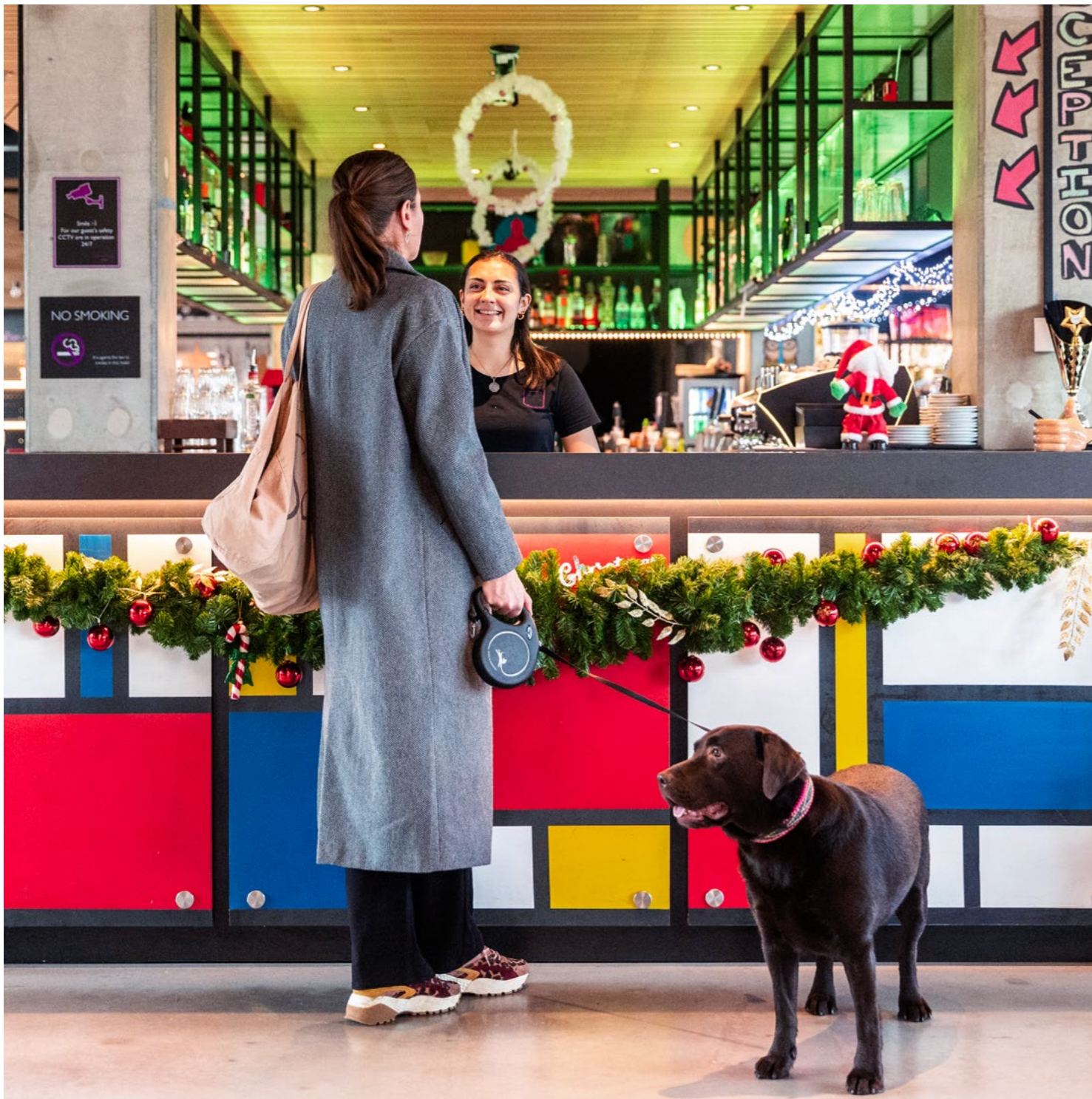
A good stay means providing a welcoming, lively atmosphere, convenient connectivity, and a range of amenities, making it a place people are excited to visit and remember when they leave.



*Moxy Sophia Antipolis, Sophia Antipolis, France*



Moxy Paris Val d'Europe, Paris, France



## Always a warm welcome

From the moment they step through our doors, guests should feel at ease, which is why our lobbies are always warm, vibrant and inviting. Even pets are welcome at many of our hotels.

Eclectic furnishings, strong use of colour and art installations that reflect the local culture make every location unique. Plenty of greenery, clever lighting, and generous socialising space help guests relax, have fun and be truly themselves.



*Moxy Paris Val d'Europe, Paris, France*

Every hotel is as eco-friendly as possible, designed with people and the planet in mind.



*Moxy Sophia Antipolis, Sophia Antipolis, France*



*Sopot Marriott Resort & Spa, Sopot, Poland*



Moxy Edinburgh Fountainbridge, Edinburgh, UK



Moxy Dresden Neustadt, Dresden, Germany

## *Built sustainably, to Vastint quality*

Innovation and sustainability are at the forefront of our design and construction methods. Most of our hotels are newly built, using a proprietary off-site construction method using Cross-Laminated Timber (CLT).

We control most of the process by owning and operating a factory in Italy that prepares and produces Prefabricated Building Elements.

Our expertise means we can build a new hotel at a higher quality and safety level in just one year, with less waste, fewer transports and less disruption to the local community.



Sound Garden Hotel, Warsaw, Poland



Moxy York, York, UK



Moxy Ludwigshafen, Ludwigshafen, Germany



Moxy Berlin Brandenburg Airport, Berlin, Germany

Our knowledge and experience mean every new hotel is built to LEED or BREEAM standards, with some, including Moxy York, Residence Inn Essen City and Courtyard Brussels EU, achieving LEED Platinum certification.



Courtyard Brussels EU, Brussels, Belgium



Moxy Paris CDG Airport, Paris, France



Moxy Utrecht, Utrecht, The Netherlands



Moxy Stuttgart Feuerbach, Stuttgart, Germany



Residence Inn/Moxy Essen City, Essen, Germany



AC Hotel by Marriott Riga, Riga, Latvia



Moxy Southampton, Southampton, UK



Sopot Marriott Resort & Spa, Sopot, Poland

# Thoughtful design

Whether we are building from scratch or taking over an existing building, all designs meet Vastint's world-class standards:

- ▶ Fitted out beyond regulatory requirements for fire, health and safety, and wellbeing.
- ▶ Meeting LEED and BREEAM standards for energy-efficient and eco-friendly operations.
- ▶ Providing fresh air and natural light with large windows and efficient ventilation systems.
  - ▶ Imaginative and creative interiors reflective of local culture.
- ▶ Carefully designed exteriors, sympathetic to neighbouring architecture.



NH City Centre Hotel, Amsterdam, The Netherlands



Moxy Milan Malpensa, Milan, Italy



Moxy Utrecht, Utrecht, The Netherlands



Moxy Brussels City Center, Brussels, Belgium



AC Hotel by Marriott Inverness, Inverness, UK



Italian factory, Corzano, Italy



Element Hotel construction site, Wroclaw, Poland

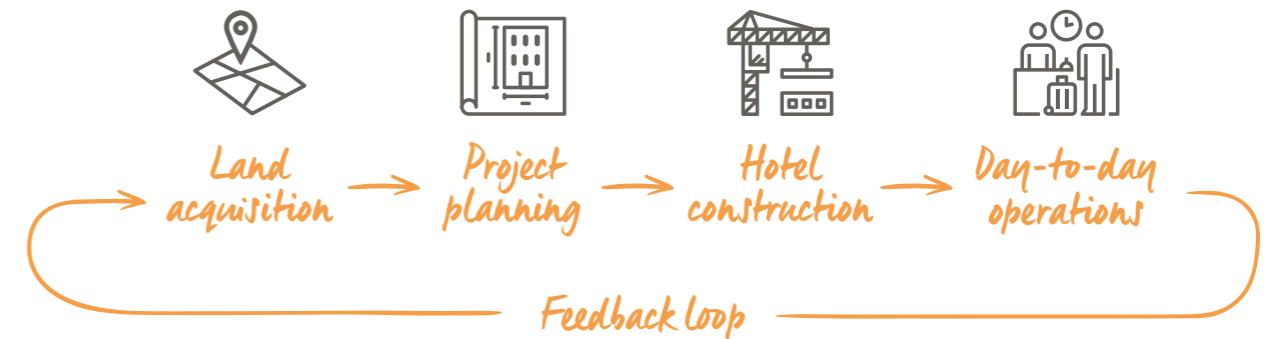
# Owned, managed, and nurtured

In many cases, we have overseen the lifecycle of the hotel, from initial planning to construction. In some cases, we even run the day-to-day operations through our Hotel Co 51 division.

Our active ownership allows us to infuse our values and quality standards from the ground up.



Moxy Dortmund City, Dortmund, Germany





Courtyard by Marriott Amsterdam ArenA Atlas, Amsterdam, The Netherlands

Our experience creates also a deliberate feedback loop that continuously draws upon our employees' and guests' experiences so we can continue to improve our buildings, down to the minor details.



Moxy York, York, UK



Moxy York, York, UK



Moxy Paris Val d'Europe, Paris, France



Courtyard by Marriott Gdynia Waterfront, Gdynia, Poland

# Working with global brand partners

Our hotels are operated under the world's best-known brands.  
We have nine different global brands in our portfolio.

Hotel Co 51 is one of the largest franchisees of Marriott  
Bonvoy in Europe, with over 40 hotels, hosting an  
average of almost 3 million guests a year.

The success of our brand partnerships is our commitment  
to quality, efficiency and ability to adapt our offering to the  
brand's values. Whether that's Moxy's youthful, playful spirit,  
Residence Inn's upscale comfort for long-stay guests, or Marriott  
Resort & Spa with pools & treatment rooms for pampering.



Moxy Munich Messe, Munich, Germany



Novotel, Vilnius, Lithuania



Residence Inn Dortmund City, Dortmund, Germany



Leonardo Hotel, Amsterdam, The Netherlands

# Award-winning hotels

We are thrilled that our hotels have been nominated for several design awards. In 2021, we were awarded by the Chester Civic Trust with the 'Good' Award for the design and architecture of Moxy Chester, and the following year we won the York Design Award 2022 for Moxy York's exceptional architecture and design in a challenging location.

The public square in front of the AC Hotel by Marriott Riga (right) was recognised as one of the outstanding architectural projects of 2019.

During the Marriott Annual Awards for EMEA 2023 many of our crew members were awarded for their excellent service.



AC Hotel by Marriott Riga, Riga, Latvia

York  
Design  
Award



Moxy York, York, UK

## Moxy York

York Design Award  
2022, for Moxy York's  
(left) exceptional  
architecture and design  
in a challenging  
location.

5 Forks  
100 Best  
Restaurants  
(Poland)



## Courtyard by Marriott Gdynia Waterfront

The Searcle restaurant  
at Courtyard Gdynia  
Waterfront (right) has  
been honored with the  
prestigious Grand Award –  
5 Forks, presented by  
the "Poland 100 Best  
Restaurants" guide.

'Good'  
Award  
2021



Moxy Chester, Chester, UK

## Moxy Chester

The 'Good' Award 2021  
for the design and  
architecture of Moxy  
Chester (right).

Courtyard by Marriott Gdynia Waterfront, Gdynia, Poland

7 Best New  
Hotels of  
2022



Moxy Dortmund City, Dortmund, Germany

## Moxy Dortmund City

Moxy Dortmund (above) got nominated by the Top-Hotel Magazine as one of the 7 best newly opened hotels of 2022 in Germany, Austria and Switzerland.

## Courtyard by Marriott Gdynia Waterfront

The Courtyard by Marriott hotel in Gdynia (right) received the prestigious 'Platinum Circle Award 2023' for overall guest satisfaction. It is their fourth consecutive win!

Platinum  
Circle Award  
2023



Courtyard by Marriott Gdynia Waterfront, Gdynia, Poland

Employee of the Year



Moxy Birmingham NEC, Birmingham, UK

### Moxy Birmingham NEC

One of the crew members at Moxy Birmingham NEC (left) was named 'Moxy Employee of the Year' – out of 90 competing Moxy hotels – at the Marriott Annual Awards for EMEA 2023.

Opening of the Year



Moxy Paris Val d'Europe, Paris, France

Captain of the Year



Moxy Milton Keynes, Milton Keynes, UK

### Moxy Milton Keynes

Out of 90 Moxy hotels, the captain of Moxy Milton Keynes (left) was named 'Captain of the Year' at the Marriott Annual Awards for EMEA 2023.

### Moxy Paris Val d'Europe

During the Marriott Annual Awards for EMEA 2023 Hotel Co 51 received the award 'Moxy Hotel Opening of the Year' for the opening of Moxy Paris Val d'Europe (above).

Silver Circle  
Award



Courtyard by Marriott Glasgow SEC, Glasgow, UK

## Courtyard by Marriott Glasgow SEC

Out of 86 hotels across EMEA, the Courtyard by Marriott hotel in Glasgow (left) received the 'Silver Circle Award 2023' for overall guest satisfaction during the Marriott Annual Awards for EMEA 2023.

## Residence Inn Essen City

Out of 33 competing hotels, the General Manager of Residence Inn Essen City (below) was named 'General Manager of the Year' at the Marriott Annual Awards for EMEA 2023.

General  
Manager  
of the Year

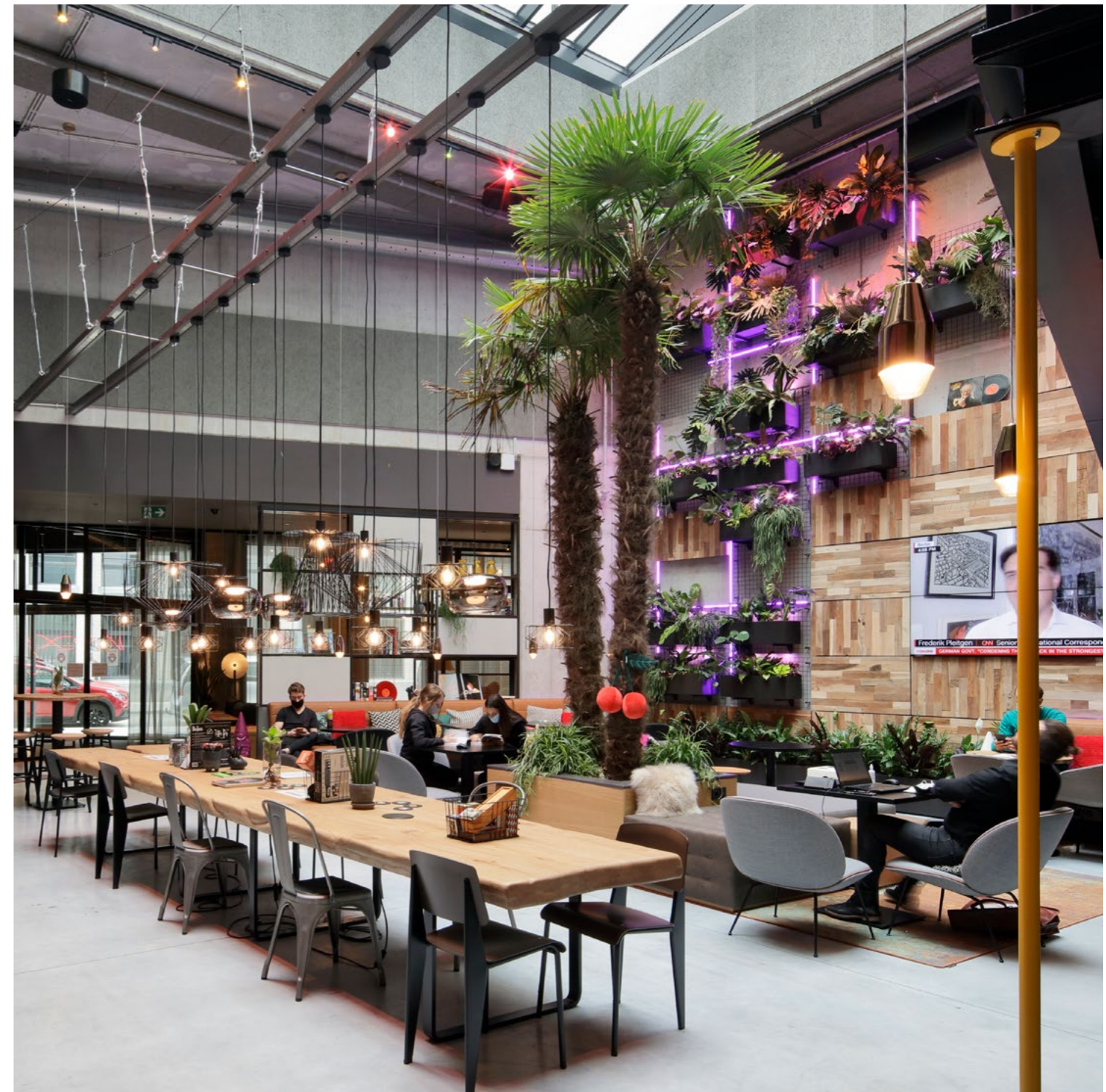


Residence Inn Essen City, Essen, Germany

# One-of-a-kind interiors

Every hotel reflects the unique character of its location, from the playful murals of Moxy Paris Val d'Europe near Disneyland to the green, leafy feel of Residence Inn Dortmund.

Despite their unique features, they share common design principles to create the warm, welcoming ambience that we are known for.



Moxy Brussels City Center, Brussels, Belgium

Strong use of colour, bespoke and design furniture are immediately inviting.





Moxy Paris Val d'Europe, Paris, France

Custom-made art installations offer an immersive experience.



Moxy Bristol, Bristol, UK



Moxy Brussels City Center, Brussels, Belgium



Moxy Dortmund City, Dortmund, Germany



Moxy Berlin Brandenburg Airport, Berlin, Germany

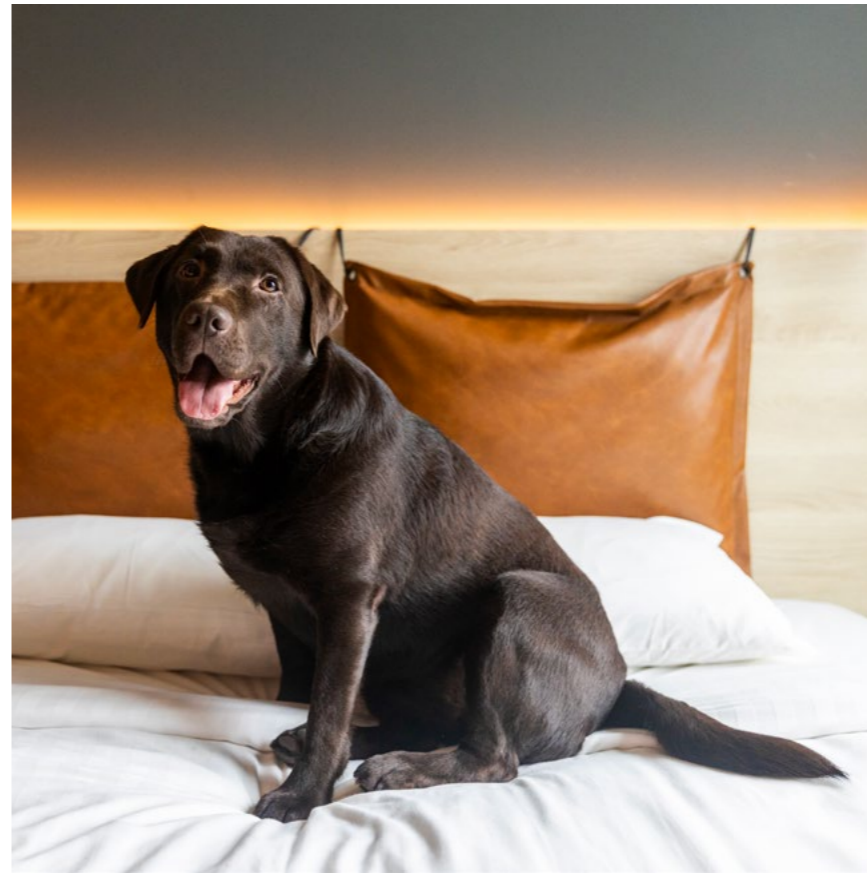
Clever lighting creates cosy corners and natural gathering places.



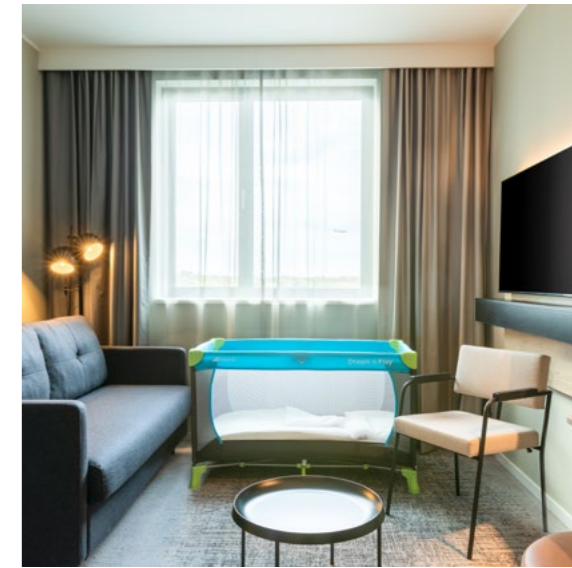
Moxy Southampton, Southampton, UK



Sopot Marriott Resort & Spa, Sopot, Poland

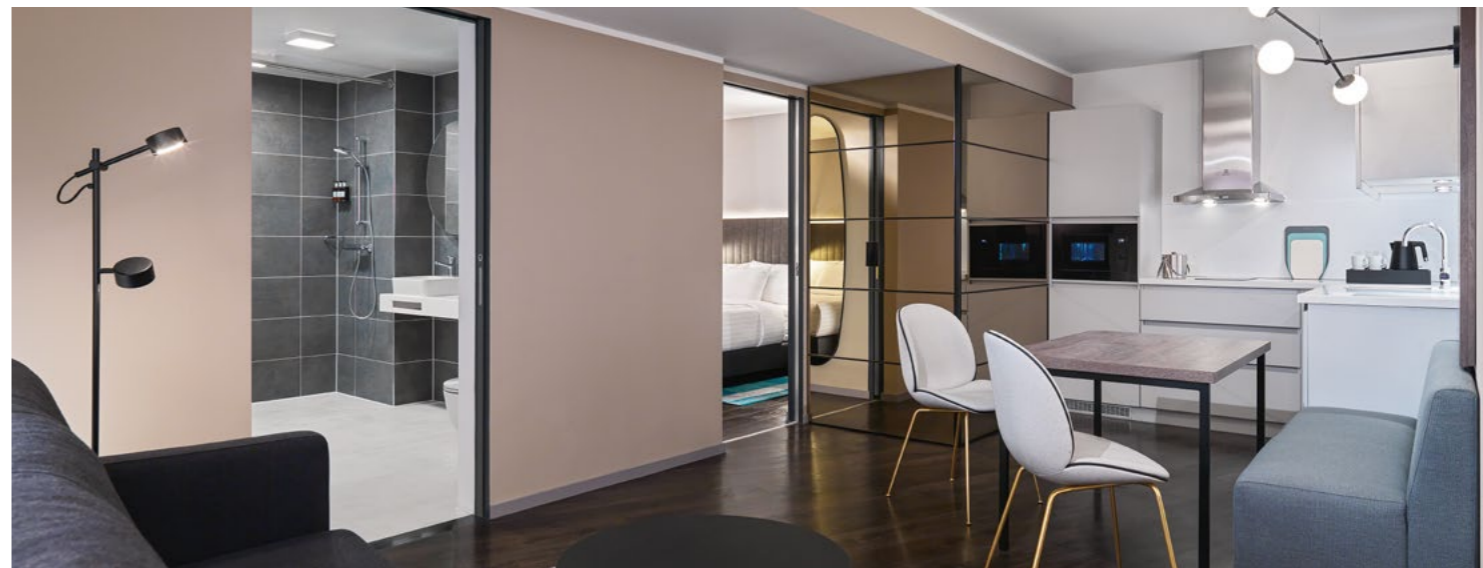


Moxy Utrecht, Utrecht, The Netherlands



Moxy Berlin Brandenburg Airport, Berlin, Germany

Flexible room layouts  
accommodate different brand  
and guest preferences.



Residence Inn Essen City, Essen, Germany

Textiles and plants soften edges,  
helping guests to relax.



# Stay, work, play

We know that our guests rarely just want a place to sleep, they want somewhere to work, relax, play and feel inspired.

We aim to offer every traveller (and their pets) exactly what they need, with some locations designed more for business and others designed more for fun.

Both inside and outside, our convenient facilities help fill missing gaps in the local area, make guests' lives easier, and make their stay way more fun.



Moxy Stuttgart Feuerbach, Stuttgart, Germany



*Moxy Edinburgh Fountainbridge, Edinburgh, UK*



*Moxy York, York, UK*



*Moxy Paris Val d'Europe, Paris, France*



*Courtyard by Marriott Amsterdam Arena Atlas, Amsterdam, The Netherlands*



*Courtyard by Marriott Amsterdam Arena Atlas, Amsterdam, The Netherlands*

That's why you'll find  
funky bars and restaurants  
for after-work drinks  
or family gatherings.



*Residence Inn Dortmund City, Dortmund, Germany*



*Moxy Berlin Brandenburg Airport, Berlin, Germany*



AC Hotel by Marriott Inverness, Inverness, UK



Courtyard by Marriott Glasgow SEC, Glasgow, UK



Courtyard by Marriott Gdynia Waterfront, Gdynia, Poland

Meeting spaces for events of all kinds.



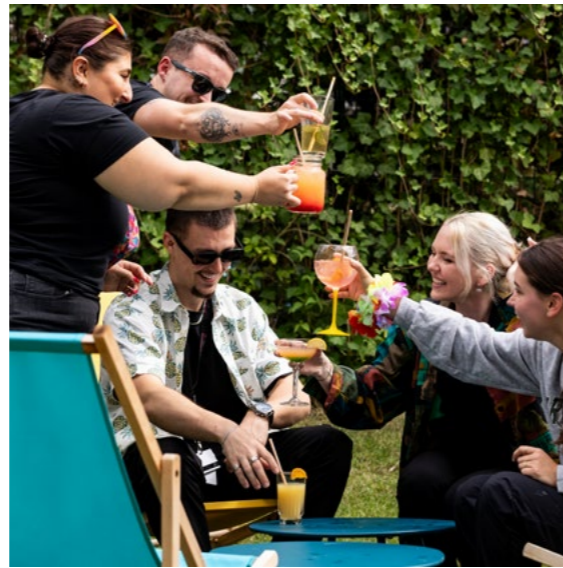
Residence Inn Essen City, Essen, Germany



Moxy Sophia Antipolis, Sophia Antipolis, France



*Moxy Utrecht, Utrecht, The Netherlands*



*Moxy Paris Val d'Europe, Paris, France*



*Moxy Sophia Antipolis, Sophia Antipolis, France*

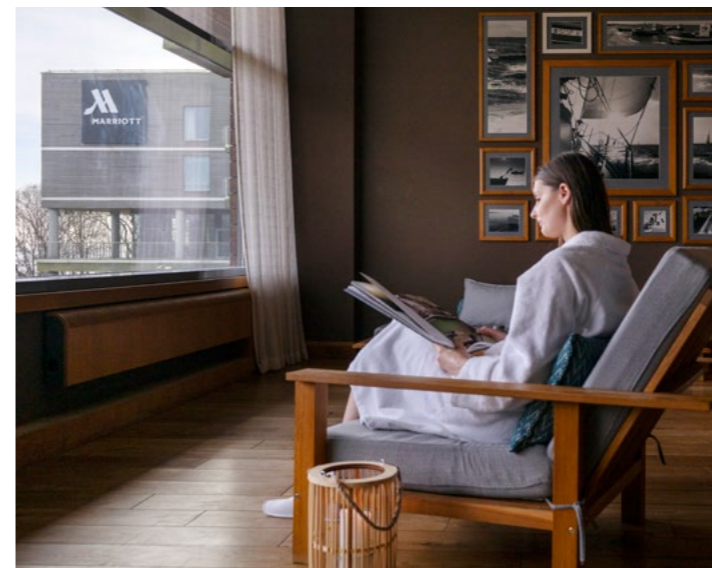
Rooftop terraces,  
gyms, spas, pools and  
much, much more.



*Courtyard by Marriott Gdynia Waterfront, Gdynia, Poland*



*Moxy Paris Val d'Europe, Paris, France*



*Sopot Marriott Resort & Spa, Sopot, Poland*



*Moxy York, York, UK*



Moxxy London Excel, London, UK

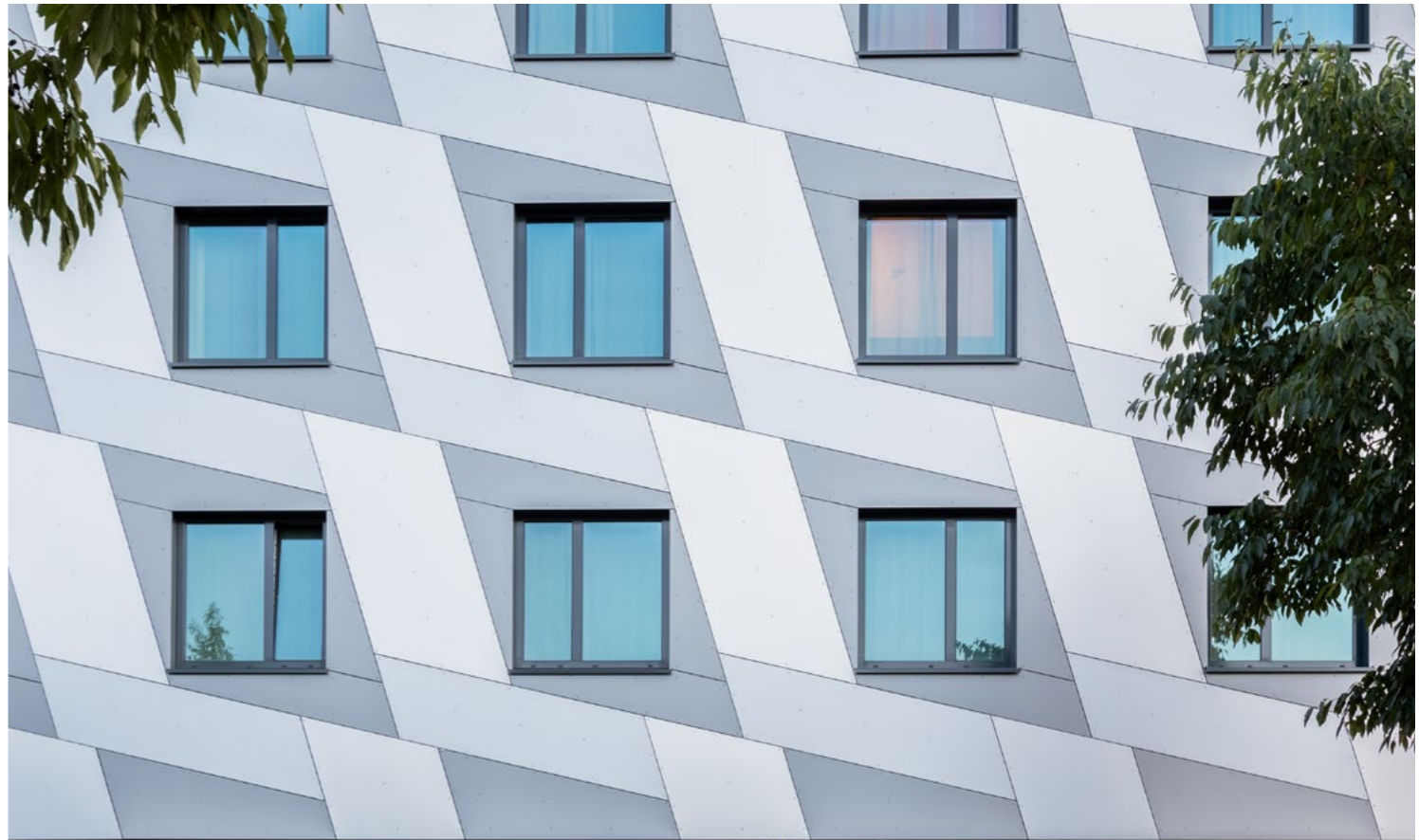
## Contemporary designed exteriors

As recognized in our design awards, our new hotel exteriors are contemporary and minimalist but always sympathetic to local architecture, made in collaboration with local authorities.

Artful lighting, signage, and branding add personality, and where possible, we plant trees, shrubs, and wildflowers – and add ‘bug hotels’ – to increase biodiversity.



*Moxy Copenhagen, Copenhagen, Denmark*



*Moxy Berlin Brandenburg Airport, Berlin, Germany*



*Moxy Paris Val d'Europe, Paris, France*



*AC Hotel by Marriott Riga, Riga, Latvia*

# Location, Location, Location

Convenient locations are essential to our hotels' success.

We strategically build new properties in city centres as well as close to major transportation hubs, including airports, road, rail, bus, and cycling networks.

Other key locations include exhibition centres, entertainment venues and cultural centres.



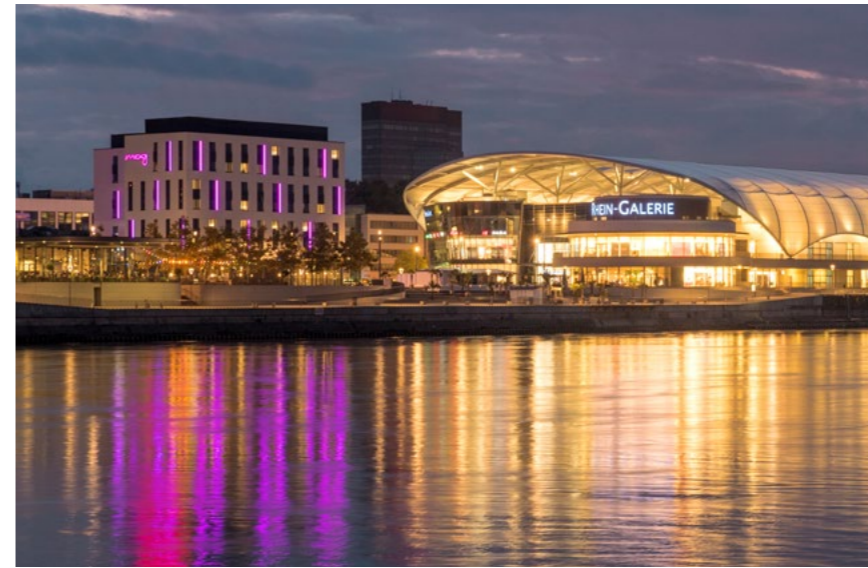
Moxy London Heathrow Airport, London, UK



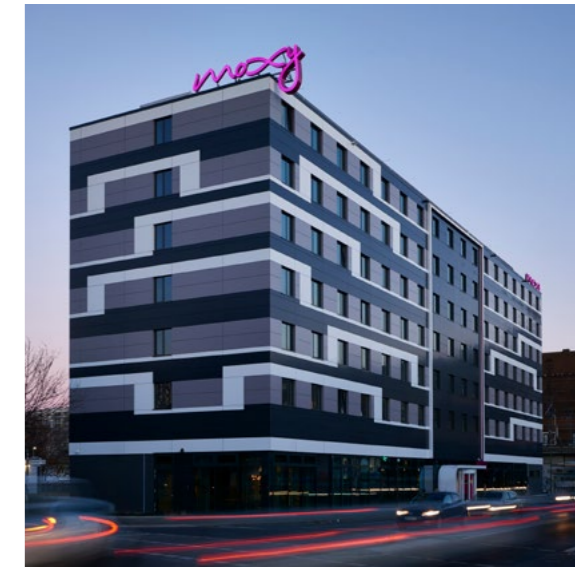
Moxy Brussels City Center, Brussels, Belgium



Courtyard by Marriott Amsterdam Arena Atlas, Amsterdam, The Netherlands



Moxy Ludwigshafen, Ludwigshafen, Germany



Moxy Berlin Ostbahnhof, Berlin, Germany



Courtyard by Marriott Glasgow SEC, Glasgow, UK



Moxy Birmingham NEC, Birmingham, UK



Moxy Vienna Airport, Vienna, Austria

# The story continues

As modern travellers' needs continue evolving, we will evolve with them. With many new hotels planned and in the works, we're constantly raising the bar for design, sustainability and innovation.

To see how the story unfolds, visit us at [vastint.eu](https://www.vastint.eu).

# VASTINT

[vastint.eu](https://www.vastint.eu)

© Vastint Holding B.V. 2024

The content of this brochure has been compiled with the utmost care.

Nonetheless, the content is not legally binding.

Printed on FSC certified paper.