

Corporate Real Estate Manager BA OESL

Your tasks

- Advising the core business and the group's central functions on real estate-related issues.
- Performing the governance function for the assigned real estate portfolio.
- Determination of the real estate requirements of the core business.
- Strategically relevant transaction management, i.e., identification of options, ensuring professional due diligence, and active management of real estate transactions.
- Support in the context of M&A projects related to real estate.
- Real estate-specific tasks in the integration of acquired companies.
- Analysis of the real estate portfolio, identification of optimization opportunities, and development of optimization strategies (costs, values, risks, etc.).
- Development and coordination of asset strategies for the assigned real estate portfolio (regional portfolio strategy).
- Development and implementation of projects for real estate, location, and portfolio optimization across all real estate cycle phases and asset classes (acquisition, incl. construction/conversion, operations, disposal).
- Ensuring data transparency within the real estate portfolio and the data quality in the RE Database.
- Preparation of profitability analyses (NPV, DCF, etc.) - Establishing and maintaining partnership-based relationships with decision-makers and real estate contacts within OESL, as well as brokers and consultants, project developers, investors, and appraisers
- Establish contacts for trend-related new topics e.g., Green Leases, Green Clauses, etc.
- Selection and management of external service providers (if necessary, including the implementation of tenders/negotiations)
- Establish an internal network with respective interfaces (law, taxes, M&A, etc.)
- Evaluation and provision of market informationOngoing development of process landscape of Real Estate Management
- Ensuring process documentation and transparency
- Random control of implementation



Job ID
REF85433H

Field of work
Logistics

Location
Timișoara

Leadership level
Leading Self

Job flexibility
Hybrid Job

Legal Entity
S.C. ContiTech Romania S.R.L.

Your profile

We are looking for:

- Academic degree in Real Estate, Business Administration, Finance, or a related discipline. Preferably "MSc in Real Estate" or "Executive MBA in Real Estate" or a Diploma "Executive Real Estate Program" connected with at least 3 years of working experience in Corporate Real Estate. Additional certifications or specialized training in real estate management or related areas can be advantageous.
- 3 years of professional experience in the corporate real estate

environment required.

- Professional experience in Negotiation Strategy / Deal Structuring
- Global project & process experience
- Experience in overseeing real estate projects (inception to completion), incl. budgeting, scheduling, & coordination with stakeholders.
- Business-driven problem-solving skills
- Decision Making & behavioural Economics (strategic decision making, decision-making under uncertainty)
- Stakeholder Engagement: Strong communication & interpersonal skills to collaborate effectively with stakeholders at various levels, incl. executives, business unit leaders, & external partners.
- Continuous Improvement: Knowledge of process improvement methodologies to identify and implement efficiency enhancements and cost-saving initiatives.
- Exposure to international work content in previous roles
- Intercultural competence
- Ability to multitask.
- Fluent in English, another language helpful.

Our offer

What we offer:

- **The 13th salary** – Paid once a year, in December;
- **Meal tickets** - With a value of 40 Ron;
- **Private Health Insurance** – Health is the most important, so we offer you a medical subscription through Signal Iduna;
- **Referral bonuses** - We encourage colleagues to refer new candidates to us and, at the same time, to get the chance to receive a bonus;
- **Bookster** – Feed your body and your mind. You can borrow books and you'll receive them at the office;
- **Sports benefits**- It's important to stay active, so we offer you the 7Card;
- **Discounts at our partners** – We collaborate with different vendors, and we receive discounts for various products/ services like rubbers, restaurants, kindergartens, etc;
- **System for Rewarding Improvement Ideas** – We have an internal improvement program (Continental Idea Management) that allows you to come up with ideas and to be honored with an attractive bonus (the CIM team establishes this according to your improvement idea);
- **Happy days** – If you or your child is getting married, or you become a parent, you receive some extra free days;
- **Life events celebration** - If your family is growing, we praise your newborn with a bonus;
- **Unfortunate events** - In case of unhappy events in your life, we support you by offering you free days and financial support (handled on a case-by-case basis);
- **Extra vacation days** – You begin with 22 vacation days/year, and starting with the 3rd year with us, we offer you 1 more day of vacation and, afterward from 2 to 2 years you'll get one more extra day (the maximum you can achieve is 27);
- **Professional development** - Many opportunities to develop yourself within the company;
- **Diversity and multicultural mindset** - We encourage you to join us no matter who, where, or what you are. We have colleagues from

different nations and a variety of languages are spoken in our company.

Ready to drive with Continental? Take the first step and fill in the online application.

About us

Continental develops pioneering technologies and services for sustainable and connected mobility of people and their goods. Founded in 1871, the technology company offers safe, efficient, intelligent and affordable solutions for vehicles, machines, traffic and transportation. In 2022, Continental generated sales of €39.4 billion and currently employs around 200,000 people in 57 countries and markets.

The ContiTech group sector develops and manufactures, for example, cross-material, environmentally friendly and intelligent products and systems for the automotive industry, railway engineering, mining, agriculture and other key industries. Guided by the vision of “smart and sustainable solutions beyond rubber,” the group sector draws on its long-standing knowledge of the industry and materials to open up new business opportunities by combining various materials with electronic components and individual services.

OESL - Original Equipment Solutions, For Future Mobility.

Are you ready to move ForwardTogether with a global, dedicated, and experienced team?

Join us and take the opportunity to contribute to our future in the fundamentally changing automotive industry with your new role in the stand-alone Business Area Original Equipment Solutions. Your new place to work is flexible and will be defined later (hybrid).

About Original Equipment Solutions:

With more than 17.000 employees and around 2bn€ sales, present in 15 countries with 35 locations and tech centers - OESL is a global player in the automotive sector with extended material competence in rubber, plastic, and metal, serving all major OEM's and commercial vehicle customers' needs with millions of parts in high quality.