

ODERLINK

Development strategy from the perspective of
NEOCITY – Pioneering Region Berlin-Brandenburg



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NEO
CITY

A SPACE OF OPPORTUNITY

ODERLINK – strategic potential in the east of the capital region

The ODERLINK opens up a functional territory along railways, roads, and waterways, where neo-industries, new housing models, and destinations with varying degrees of regional impact can mutually benefit from one another.

This white paper (see full version) portrays ODERLINK as a development area adjoining NEOCITY to the east. ODERLINK connects to this “Pioneering Region” with its NEOKIEZE, science clusters and airport functions, without necessarily extending it. Where NEOCITY fades out, ODERLINK begins. It is neither a ‘Cluster’ nor a naturally formed ‘Valley’, but an area of opportunity along man-made infrastructure corridors with relatively few hubs and nodes.

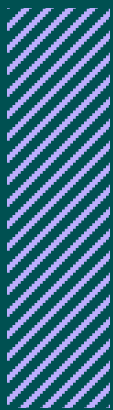
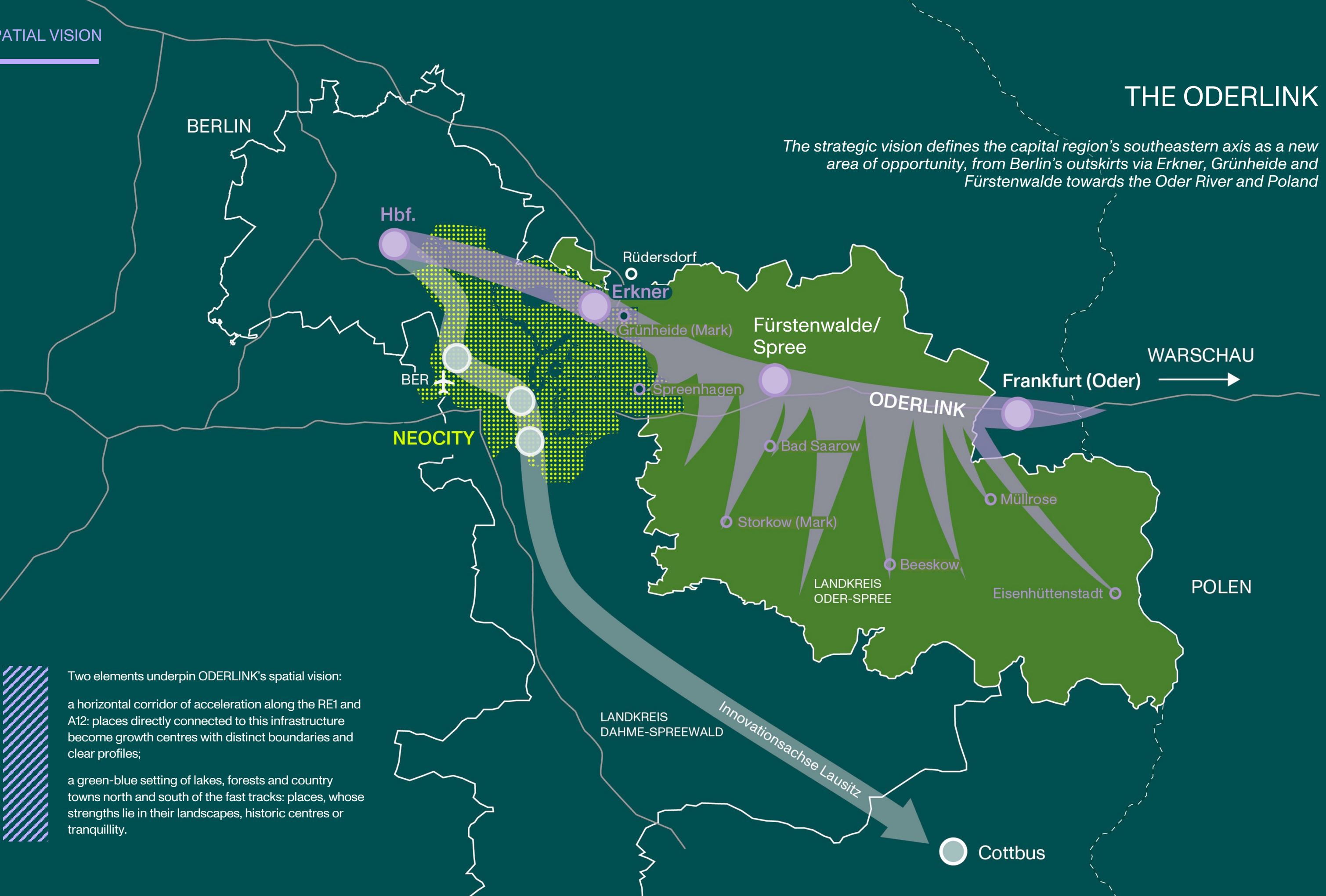
Consequently, the core question of this study is: What independent strategic logic can this territory develop based on its position between different spheres of influence? What role does the Oder-Spree district play in interaction with NEOCITY DAHMESTADT around the airport and the Berlin-Warsaw axis? And how can this role be defined to provide orientation for investments, planning, and cooperation?

In various focal points such as Grünheide, Fürstenwalde, and Bad Saarow, new impulses of varying strength and direction have emerged in recent years. This ODERLINK White Paper develops strategic touchpoints for these impulses, consolidating them into concrete proposals for (market) positioning.



THE ODERLINK

The strategic vision defines the capital region's southeastern axis as a new area of opportunity, from Berlin's outskirts via Erkner, Grünheide and Fürstenwalde towards the Oder River and Poland



Two elements underpin ODERLINK's spatial vision:

- a horizontal corridor of acceleration along the RE1 and A12: places directly connected to this infrastructure become growth centres with distinct boundaries and clear profiles;
- a green-blue setting of lakes, forests and country towns north and south of the fast tracks: places, whose strengths lie in their landscapes, historic centres or tranquillity.

DEVELOPMENT STRATEGY FOR ODERLINK

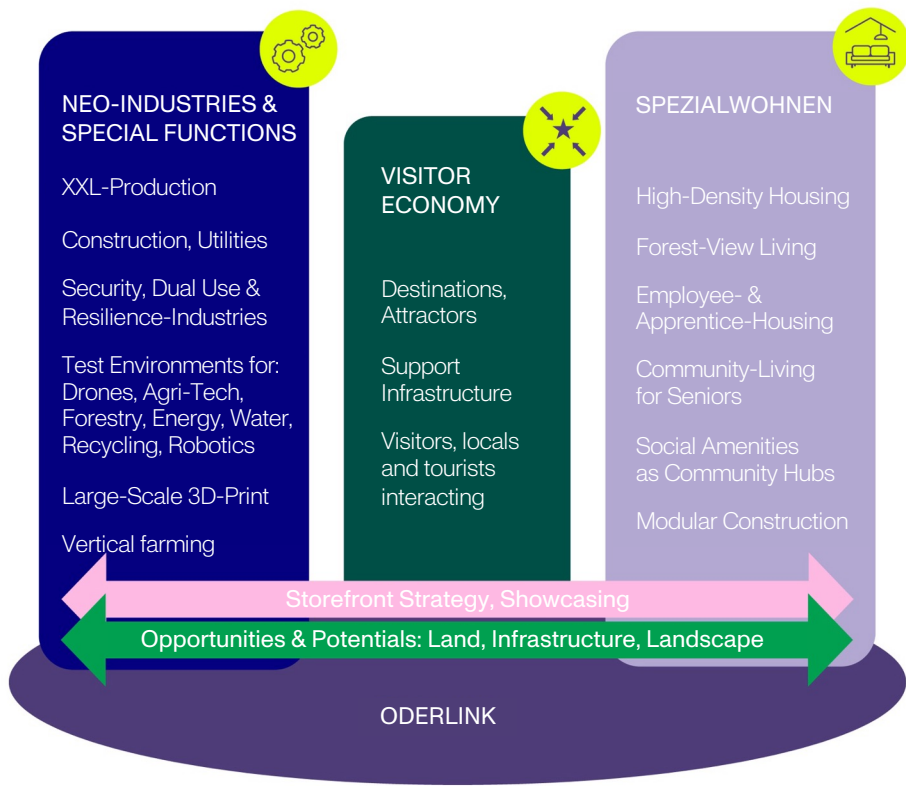
ODERLINK’s “opportunity triangle” consists of three mutually reinforcing vectors of value creation that build on one another. This also is the core of the narrative overall .

1. NEO-INDUSTRY

Space for large, noisy, energy-intensive production and test sites with security needs that would be hard to accommodate in densely built-up cities and regions.
2. (SPECIALIST) HOUSING

ODERLINK can become a laboratory for new ways of living. Land, accessibility and fast construction can address both the housing shortage and the lack of distinctive, specialised homes in the capital region.
3. VISITOR ECONOMY

Lakes, forests and urban or brand-driven attractions provide fertile ground for a Visitor Economy beyond conventional tourism: recreation, health, sport, learning, temporary work, production showcases, special meetings and Incentives, and new leisure formats.



The main development corridor in Oder-Spree district follows the RE1 regional railway. As the backbone of spatial connectivity and part of Europe’s transport links, it offers development potential as a new EUROLINK. Its key resources are land, production know-how and the qualities of its towns and countryside. Connecting distinct development centres becomes a core strategic task. The region’s future potential lies not only in large industrial sites such as Grünheide, but also in its position on the Berlin–Warsaw axis, which is gaining geopolitical and economic significance.

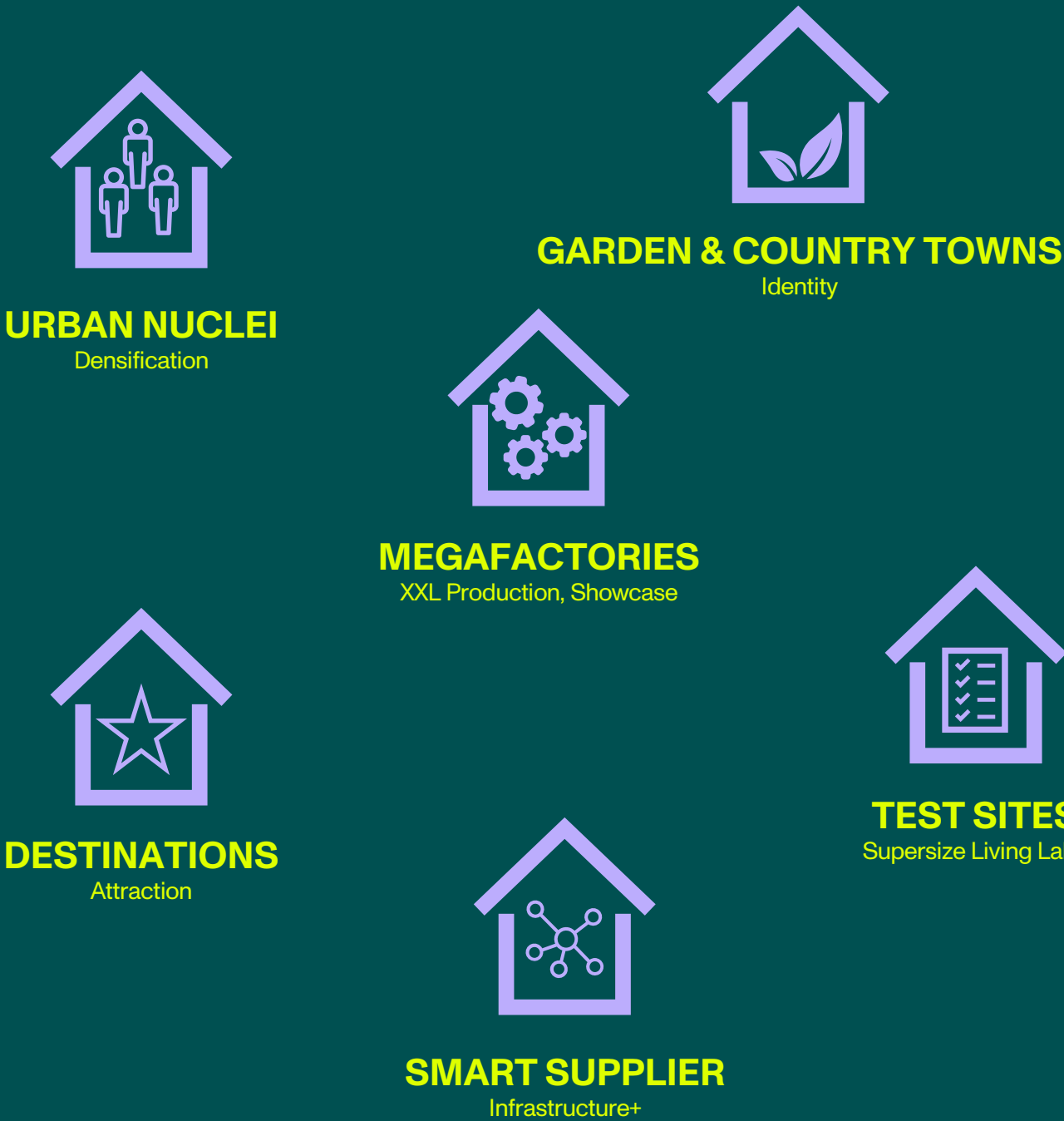
ODERLINK connects neo-industry, new residential locations, Visitor Economy and strategic specialist functions in an east-west network. It is neither a conventional linear axis nor a clearly defined landscape. Its logic rests on functional relationships: distinctive places and expertise complement one another and benefit from their location in the Berlin–Warsaw corridor.

ODERLINK’s defining promise is potential: for neo-industry, tourism and new housing, as well as solutions for transformation, defence and resilience, and new, faster construction. This strategic triangle makes ODERLINK a new area of opportunity within the Berlin-Brandenburg metropolitan region.



DEVELOPMENT STRATEGY

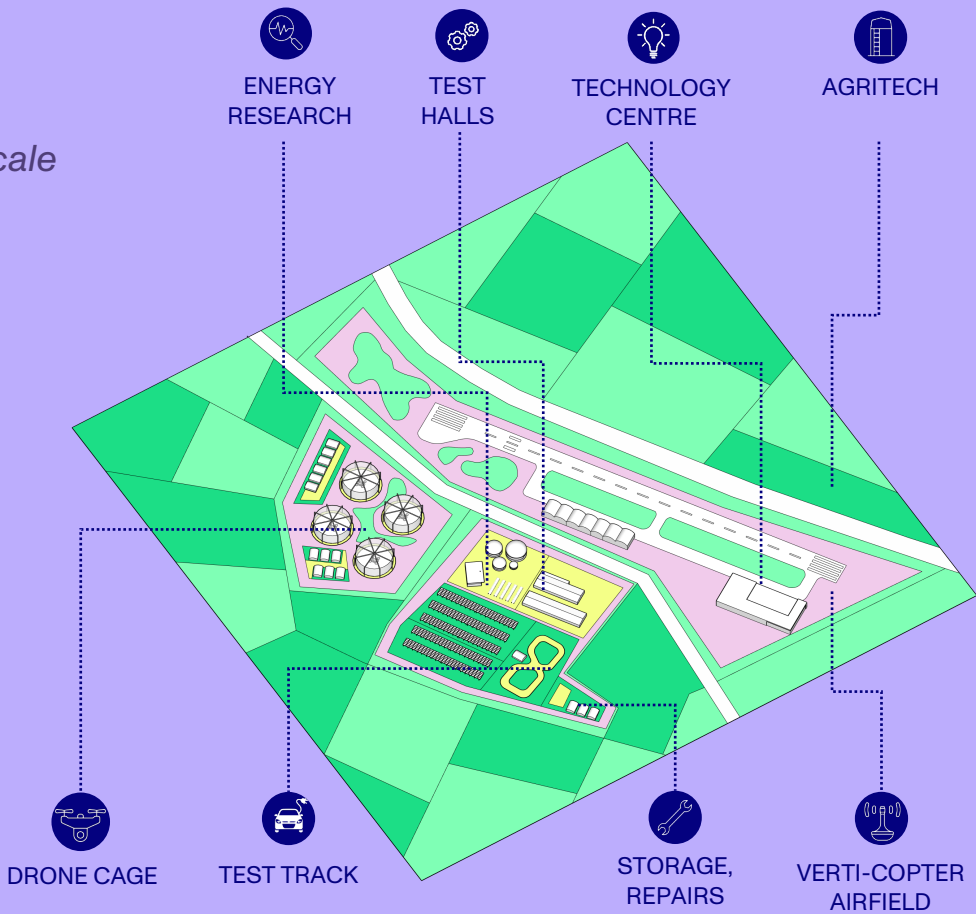
Typological development models translate the narrative and value creation strategy into the built environment. They are flexible tools that help places define and sharpen their role within ODERLINK.



TEST SITES

Testing the future at full scale

Like giant living labs, test sites are dedicated spaces for testing new prototypes, technologies and operating methods. While living labs operate within everyday settings, test sites are generally enclosed, secure areas that simulate real conditions or deliberately go beyond them, for example through extreme stress testing.



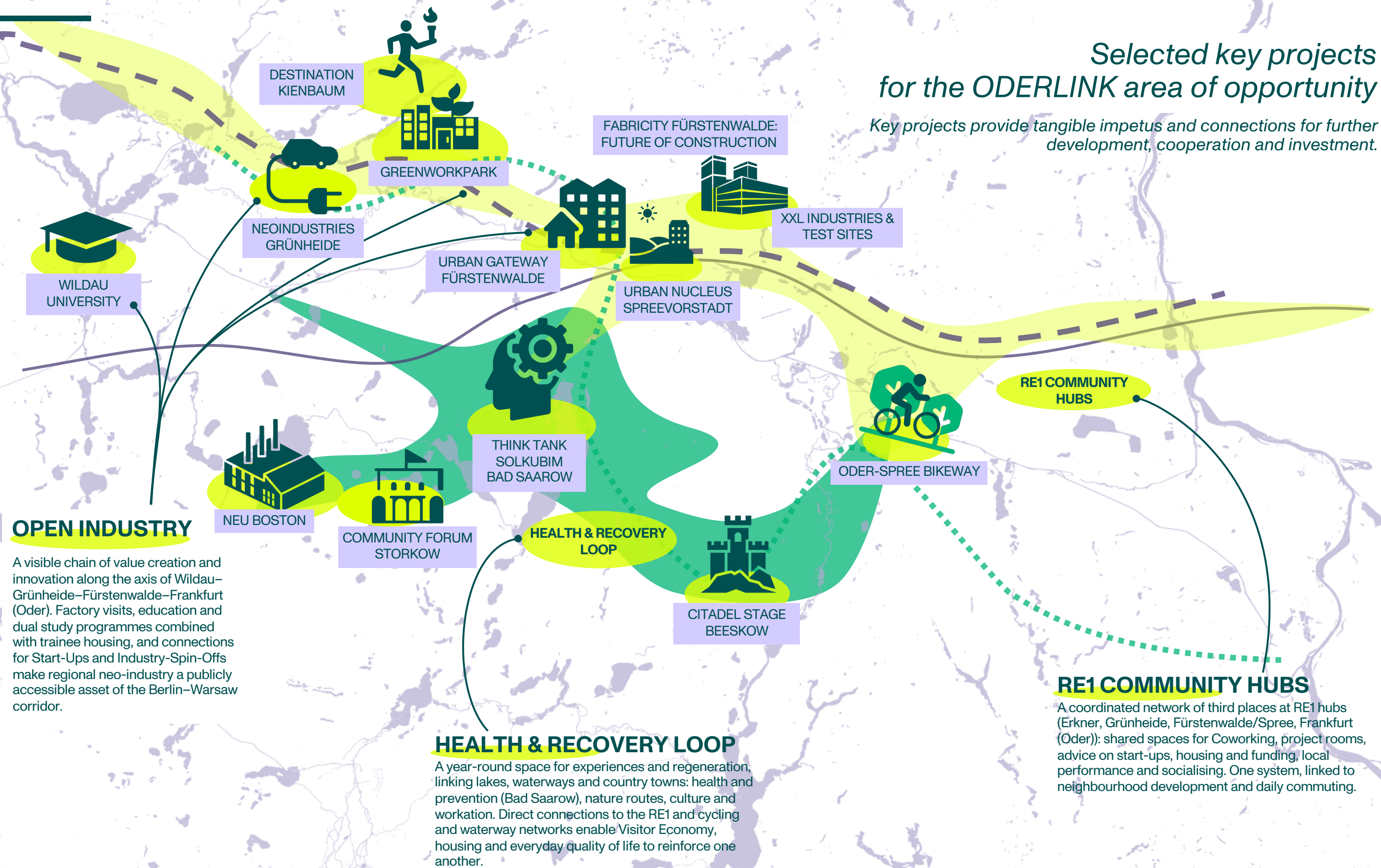
LOCATIONS KEY PROJECTS POTENTIAL SITES



KEY PROJECTS

Selected key projects for the ODERLINK area of opportunity

Key projects provide tangible impetus and connections for further development, cooperation and investment.



OPEN INDUSTRY

A visible chain of value creation and innovation along the axis of Wildau–Grünheide–Fürstenwalde–Frankfurt (Oder). Factory visits, education and dual study programmes combined with trainee housing, and connections for Start-Ups and Industry-Spin-Offs make regional neo-industry a publicly accessible asset of the Berlin–Warsaw corridor.

HEALTH & RECOVERY LOOP

A year-round space for experiences and regeneration, linking lakes, waterways and country towns: health and prevention (Bad Saarow), nature routes, culture and workation. Direct connections to the RE1 and cycling and waterway networks enable Visitor Economy, housing and everyday quality of life to reinforce one another.

RE1 COMMUNITY HUBS

A coordinated network of third places at RE1 hubs (Erkner, Grünheide, Fürstenwalde/Spree, Frankfurt (Oder)): shared spaces for Coworking, project rooms, advice on start-ups, housing and funding, local performance and socialising. One system, linked to neighbourhood development and daily commuting.

Authors:

REALACE GmbH

Benjamin Herkommer
Tempelhofer Ufer 32
10963 Berlin
Germany
neocity@realace.de

arthesia AG

Thomas Sevcik
Schochenmühlestrasse 4
6340 Baar
Switzerland
ZurichOffice@arthesia.com

Photos unless otherwise credited:

JONAS HOLTHAUS. PHOTOGRAPHY

Jonas Holthaus
Kluckstraße 33
10785 Berlin
Germany
mail@jonasholthaus.com

ODER LINK

Commissioned by:

Landkreis Oder-Spree
Breitscheidstraße 7
15848 Beeskow
buero.landrat@l-os.de



Stadt Fürstenwalde/Spree
Am Markt 4
15517 Fürstenwalde/Spree
stadtverwaltung@fuerstenwalde-spree.de



ParkProperty Europe
Heegbarg 30
22391 Hamburg
info@parkpropertyeurope.com



Driven!
Pariser Straße
10719 Berlin
contact@driven-investment.com



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