



## Innovating Real Estate and Construction Trends and Inclusiveness

21st October 2025 – 09:30 am to 2:30 pm  
@ The Marmorosch Hotel, Doamnei Street 4, Bucharest  
(Vienna Ballroom)

### Program

**08:40 Participants Registration**

**09:00 Welcome & Opening Remarks**

**09:15 Key-note welcome – BRCC**

**09:30 – 10:30 Panel 1. Emerging Market Trends in Real Estate Industry**

**Key topics:**

- **Market volatility and resilience:** how interest rates, inflation, and global uncertainty are shaping asset values, tenant demand, and regional growth hotspots.
- **Technological Advancements:** how AI, blockchain, and data platforms are redefining asset management, transactions, and tenant engagement.
- **Smart investment strategies:** how investors are balancing risk and return through diversification, alternative vehicles, and ESG-aligned portfolios.
- **Real-world impact stories:** how standout developments, tech adoption, and repositioning strategies are driving measurable success across sectors.

**10:30 – 10:50 Coffee break & networking**



## **10:50 – 11:50 Panel 2. Building the Future: Accessibility and Inclusive Design in the Real Estate**

**Moderator:** Perry V. Zizzi, Managing Partner, Dentons Romania

### **Key topics:**

- **Regulatory hard stop:** practical steps to de-risk permitting, leasing and M&A ahead of the European Accessibility Act deadline.
- **Certification as ESG currency:** how Access4you, BREEAM-InUse and WELL cross-talk, and how third-party labels feed CSRD, GRESB and green-loan covenants.
- **Retrofit economics:** lessons from Mega Mall's Gold upgrade and Globalworth's 16-asset programme — capex, payback, tenant retention.
- **Digital + physical inclusion:** from tactile wayfinding and hearing loops to app-based navigation and digital-twin validation.
- **Marketplace momentum:** how events such as **AccessABILITY Expo** and **Romanian Accessibility Awareness Day (RAAD)** are seeding a local supplier ecosystem.
- **Financing levers:** structuring sustainability-linked loans and social-impact bonds that price in accessibility KPIs.
- **Beyond mobility:** designing for invisible disabilities, neuro-diversity and inter-generational use.
- Designing for Diversity/ Spotlighting Next-Generation Case Studies & Innovative Practices
- Embedding Accessibility from Blueprint to Build;
- Why Accessible Real Estate is Essential for 2025 and beyond

## **11:50 – 12:50 Panel 3. Sustainable Finance Instruments for Net-Zero & Social-Impact Real Estate**

### **Key topics:**

- Structuring green bonds, sustainability-linked loans (SLLs) and blended-finance deals for Romanian real estate projects.



- Selecting and negotiating KPIs & margin-ratchets—energy intensity, embodied carbon, Access4You/LEED inclusiveness metrics.
- Linking financing to inclusiveness outcomes: affordable-rent caps, youth housing quotas, universal-design certification.
- Case study cascade: Romania's €2bn sovereign green bond → bank SLL products → developer-level green construction loans.
- Navigating EU Taxonomy alignment, CSRD disclosure, and third-party verification requirements in financing documents.
- Financing modular and 3-D-printed housing solutions via social-impact bonds and multilateral-backed facilities.

**12:50 – 13:05 Q&A and closing remarks**

**13:05 – Onward Networking lunch**