

Business. Location Düsseldorf

Facts and figures

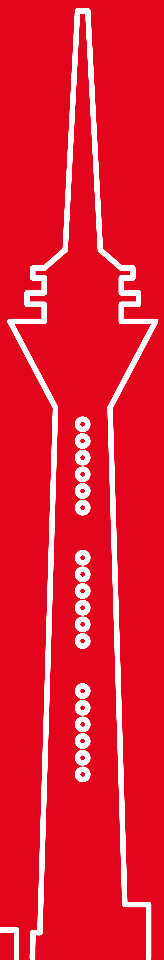
Düsseldorf
Live close Feel free

International. Innovative. Liveable.

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Bildnachweise

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Messe Düsseldorf, Abobe Stock



Düsseldorf is one of the most successful business locations in Europe. The best location conditions and a very high quality of life, along with moderate settlement and operating costs, characterise this international business centre.

Düsseldorf is attractive for investors. Centrally located on the European continent, excellently connected by its international airport, Düsseldorf is a city of short distances.

Business-friendly policies, safe working and living conditions as well as the tolerance, cosmopolitanism and proverbial hospitality of the Rhinelanders make the Düsseldorf region the preferred FDI location in Europe after London and Paris.


The city itself invests heavily in infrastructure, schools, nurseries, art and culture - in short, in Düsseldorf's outstanding attractiveness as a place to live and work. Many qualified new citizens from Germany and abroad, as well as young people, make Düsseldorf their home.


In the renowned Mercer city ranking, the state capital has been ranked 6th in the world for quality of life for many years. Düsseldorf has the right mix of business and lifestyle, with a popular, bustling old town and elegant Königsallee, with large global corporations and start-ups. All this adds to the charm of the city on the Rhine. Its cultural offerings and events can compete with any metropolis, yet you won't get lost in the urban jungle here. Düsseldorf offers metropolitan flair in a manageable and green, a lovable and family-friendly city.



What sets Düsseldorf apart


10-minute city


Population:
655,717


13.5 million inhabitants
and **557,000** companies within a radius
(direct distance) of 50 kilometres—
Germany's largest economic region

565,300 
employed persons


1,343
job density
(employed persons per
1,000 employable
inhabitants)

117.7 
purchasing power index

sixth largest city
in Germany



international
and cosmopolitan location

325,865
commuters 


184 nations
represented. **45 percent** have
an international origin.

97,648 
gross domestic product
per employed person


Liveable: Düsseldorf is
among the top ten cities with the
highest quality of life worldwide.

11 
universities with
61,767 students in Düsseldorf

More than **50** universities with
around **600,000** students in the
Rhine-Ruhr region


Green metropolis on the Rhine:
42 percent
of Düsseldorf's total area is green!



Airport with over **160 destinations worldwide** – short distances to the most important cities in Europe

Fast connection from the airport to the city: on average only **13 minutes** by **car** and an average of **10 minutes** by **public transport**



Port with about **7 million tonnes of cargo** at Europe's most important **shipping link** to the ports of Zeebrugge, Amsterdam, Rotterdam and Antwerp



Trade tax rate*

440 percent



* Factor that determines the amount of trade tax to be paid by a company. Generally, the higher the value, the higher the trade tax payments.

40,168
companies

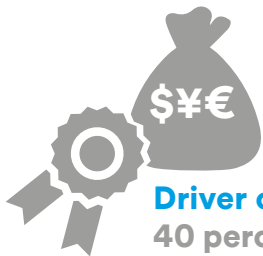


from **139** Companies
nations
invest in Düsseldorf.



550 start-ups
with 6,230 employees

6th More than every
company has
international roots.



Driver of foreign direct investment:
40 percent of all investments in
NRW go to Düsseldorf.

Rising number of start-ups
despite pandemic:

+58 percent
since 2019



Top location for foreign direct
investment in Europe



On average
around 70 start-ups
are founded per year

Accessibility

Optimal connection within Germany and worldwide

Fourth largest airport in Germany



Fast connection from the airport to the city centre

13 ... by **car** on average only
And an average of **10** minutes by **public transport**.

with **151,000** flights per year
19.1 million passengers
160 destinations in
43 countries

In comparison:

Travel time between airport and city centre

Düsseldorf (DUS)	13 minutes
Frankfurt a. M. (FRA)	21 minutes
Hamburg (HAM)	35 minutes
Munich (MUC)	39 minutes
Berlin (BER)	41 minutes

Third largest inland port in Germany

Impressive and high-performance transshipment numbers in the container segment. The Düsseldorf port is accessible via the Rhine, the **most important shipping connection** in Europe, directly linked to the ports of **Zeebrugge, Amsterdam, Rotterdam** and **Antwerp**.

Motorways

... densest motorway network in Europe

Short decision-making channels

... due to proximity to NRW ministries and the seat of about **40** **consulates** or other **consular representations**

In 2023 about

650,000
containers

about

7

million tonnes of
cargo handled

10-minute city

City of short and efficient routes



1 km

Population

The total population of Düsseldorf is growing, and during a working day Düsseldorf turns into a city of almost a million people, with over 300,000 people who commute into the city every day.

sixth largest

city in **Germany**

Population trends since 2019:

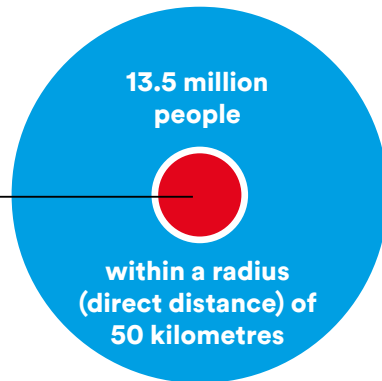
+9,794 inhabitants

Average net migration since 2019:

+4,292 persons per year

655,717

people in Düsseldorf



The Düsseldorf population has a high level of education:

53 percent of the population from 15 years of age have a **higher education entrance qualification**.

32 percent have a **university degree**.

Düsseldorf is international and cosmopolitan:

45 percent have an international background

184 nations are represented in Düsseldorf.

事業 Home of the **largest Japanese business community** in the European Union

Well-developed infrastructure of **international schools and nurseries**



Housing and living

Düsseldorf is a prospering metropolis with a very high quality of life, moderate cost of living, short distances and high recreational value.

Quality of life

For several years in a row Düsseldorf has been among the **10 most attractive major cities** in the world.
(According to Mercer, Quality of Living City Ranking, 2023)

Moderate cost of living compared to large cities worldwide
(According to Mercer, Cost of Living City Ranking, 2023)

Purchasing power

Gross monthly wage full-time employee (median):

4,095 Euro

Disposable income of private households per inhabitant:

27,851 Euro



In comparison:

Disposable income per inhabitant

Munich	34,036 Euro
Düsseldorf	27,851 Euro
Hamburg	26,158 Euro
Frankfurt a. M.	25,271 Euro
Berlin	22,658 Euro

Second highest purchasing power index of the German economic centres:

117.7

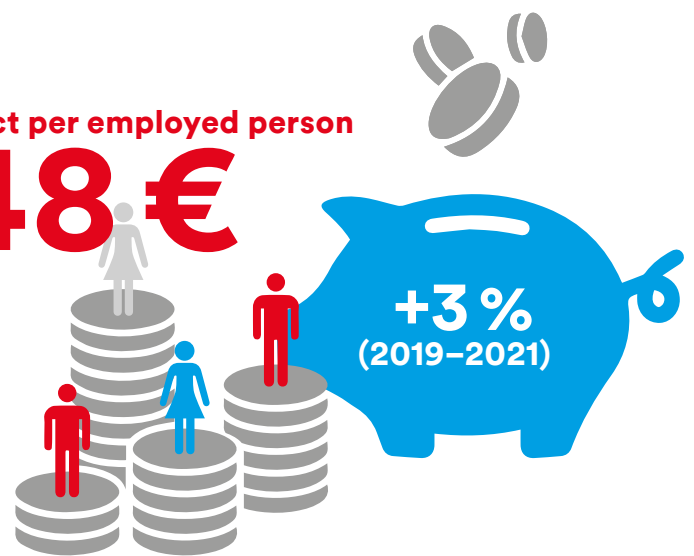


Economic power and productivity

The metropolis on the Rhine stands out for its dynamic economic development.

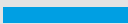




Gross domestic product per employed person

97,648 €



In comparison:

Rate of change of gross domestic product (GDP) per person in employment (2019-2021)

Hamburg		+7%
Berlin		+5%
München		+4%
Düsseldorf		+3%
Frankfurt a. M.		+2%

Gross domestic product in billions:

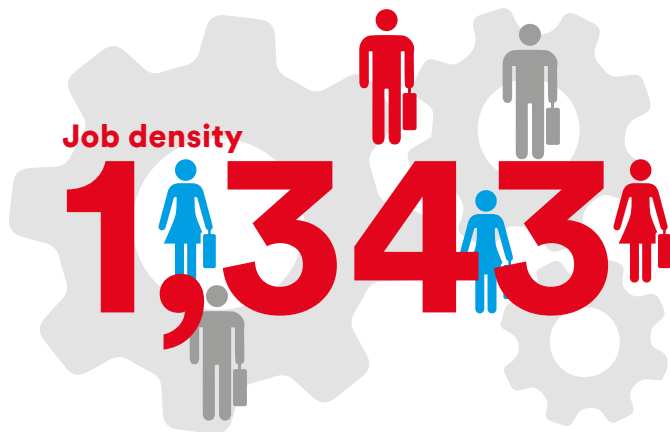
54.2 €

+4%
GDP rate of change
(2019-2021)



Labour market

Highly qualified and attractive hub of the labour market with the highest job density in the Rhine-Ruhr region.



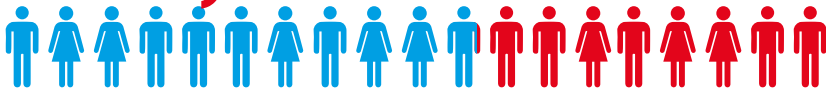
In comparison:

Job density (number of employed persons per 1,000 inhabitants aged 15 to 65 years)

Frankfurt a. M.	1,384
Düsseldorf	1,343
Munich	1,128
Hamburg	1,035
Berlin	861

Employed persons

565,300



of which 325,865 commute (58 percent)

Employees subject to social security contributions

454,537



of which 286,358 commute (63 percent)

31%

of employees subject to social insurance contributions have a university degree.

Highly qualified employees: 31 percent of the employees subject to social insurance contributions have a university degree. 36 percent of employees work in knowledge-intensive services.

Companies

40,168

companies are located in Düsseldorf, many of them with their German and European headquarters.

Business metropolis with a very high density of companies

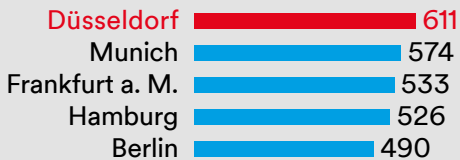
611

In addition to **two DAX companies** (Henkel, Rheinmetall AG) **three MDAX companies** (GEA Group AG, Gerresheimer AG, LEG Immobilien AG) and **two SDAX companies** (Ceconomy AG, Metro AG) are also based in Düsseldorf (as of Mai 2024).

Business location with a **strong SME sector** - including a large number of **hidden champions** of international standing.

In comparison:

Business density
(companies per 10,000 inhabitants)



247

large enterprises
(250 and more employees)

4,582

small to medium sized enterprises (SME)
(10 to 249 employees)

35,074

micro-enterprises
(under 10 employees)

More than every **6th company** has international roots. Between 2016 and 2022, the number of international companies increased by more than **27 percent**, or approximately

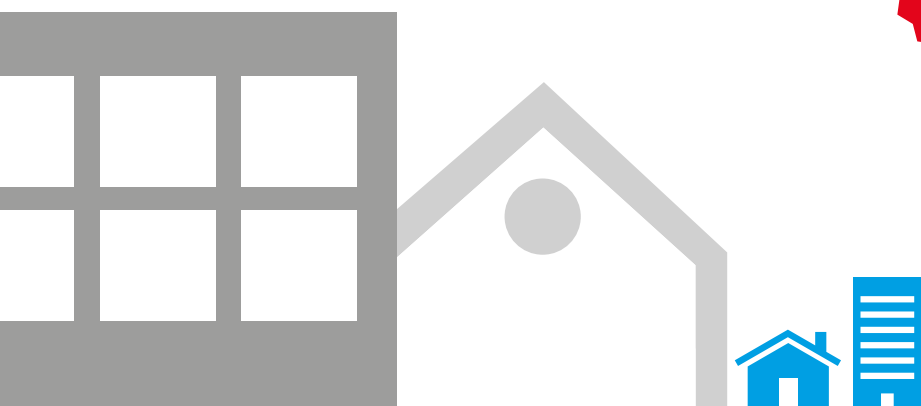
+1,000 companies.



**Broad sector mix
creates synergy effects
and a resilience to crisis.**

Düsseldorf

is one of the frontrunners in foreign direct investment - A driving force in North Rhine-Westphalia, but also in Europe: with **40 percent** of all investments, the Düsseldorf region is the most successful location in North Rhine-Westphalia.



Start-ups and innovations

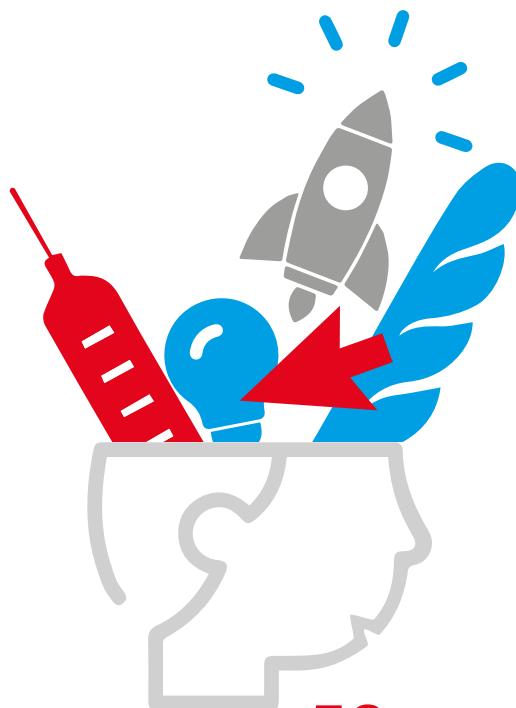
Düsseldorf is a top start-up location of **550 start-ups** with 6,230 employees and steadily increasing employment **+29 percent** in 2022 compared to 2019

Düsseldorf scores highly in high-tech start-ups: **5.7 per 10,000 employable persons** (+1.3 since 2011).

In comparison:

High-tech start-ups (per 10,000 employable persons)

Munich	5.9
Düsseldorf	5.7
Berlin	4.9
Frankfurt a. M.	4.8



Dynamic start-up location

An average of **around 70 start-ups per year** between 2019 and 2022

Rising start-up numbers despite pandemic: **+58 percent** in 2022 compared to 2019

More than **50 percent** of the start-ups come from the following sectors: software, eCommerce, health, food, HR, Finance

183 millions €
venture capital investment
in start-ups in 2022

Region of science and research

Düsseldorf is part of an exceptionally strong region of science and research, as well as an incubator of innovations:

More than **50 universities** with around **600,000 students** in the Rhine-Ruhr region - of which **11 universities** with **61,767 students** in Düsseldorf - and thus the densest university landscape in Europe

Home to **renowned research institutions** in the region

Max Planck Institute based in Düsseldorf

First 5G medical campus at the university hospital Düsseldorf for innovations in research, teaching and patient care

Basic and applied research for hydrogen, renewable energies and energy efficiency, sector coupling

Research for the plants of the future at **CEPLAS**

Cluster of Excellence on Plant Sciences

61,767
students in Düsseldorf

11 universities
Max-Planck-Institute
5G medical campus
Heinrich Heine University
CEPLAS Cluster

Commercial real estate

Düsseldorf is characterised by a dynamic, modern and sustainable real estate market. The attractiveness and economic power are also reflected in the steadily increasing demand for office space.

Office space in Düsseldorf 2022:
7,900,000 sqm

Office construction projects in Düsseldorf



Marketing volume in 2022:
280,000 square metres

Increasing marketing despite the pandemic:
+ 36,000 square metres or **15 percent** compared to 2020

Vacancy rate office properties: **8 percent**

There are currently **58 business centres** and **coworking spaces** with a total area of **130,000 square metres**.

Moderate office rent levels in comparison with other prime locations in Germany

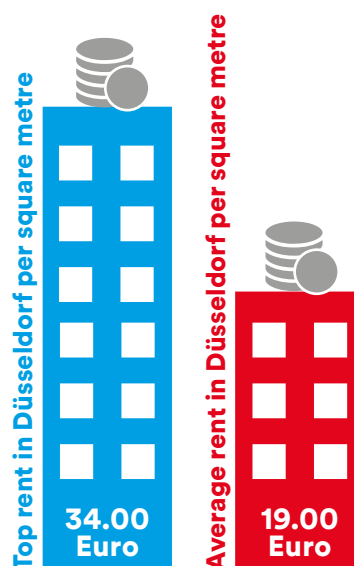
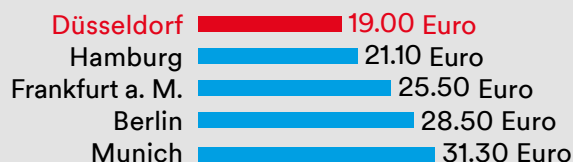
In comparison:

Top rent per square metre



In comparison:

Average rent per square metre



New office space created (2015 to 2021):
466,000 sqm

Industry and commerce

Düsseldorf is not only an important service centre, but also an important location for the manufacturing industry.

With around

50,000

jobs and almost 1,500 business premises, Düsseldorf is the second-largest industrial location in North Rhine-Westphalia.

Düsseldorf West
Ø 6.20 euros – 8.20 euros

Düsseldorf North
Ø 6.10 euros – 7.60 euros

City Centre North
Ø 6.10 euros – 8.20 euros

City Centre East
Ø 7.50 euros – 8.40 euros

City Centre South
Ø 7.10 euros – 8.10 euros

Düsseldorf South
Ø 7.90 euros – 8.70 euros

Düsseldorf's commercial rent index



The industry at the location is **research and knowledge-intensive**.

Securing commercial space for production and craft industries through an area strategy of the commercial and industrial core zones.

Düsseldorf is home to around **40 industrial parks and industrial estates**. These specially designated areas offer national and international companies the best conditions for successful business.

The area-specific average rent ranges for the asset class “warehouse and production space” are shown here as net prices from the joint commercial rent index 2023 of the Düsseldorf Economic Development Department and the Düsseldorf Chamber of Commerce and Industry.

54,860 sqm

average turnover of warehouse space in the last 5 years

Event infrastructure

Düsseldorf is a world-class trade fair location. Up to 30 trade fairs per year make the city a top destination that attracts major exhibitors and business people from all over the world.



27 trade fairs and exhibitions
305,727 square metres of exhibition space
24,549 exhibitors
1,074,870 visitors
78 percent international exhibitors

 **223 hotels**
with over **5 million** overnight stays per year - of which around **40 percent** are international guests

Düsseldorf is one of the most important congress locations in Germany:
240 event days per year
89 conference rooms
An average of **around 1,200 events** per year
An average of **around 700,000 participants** per year



Business-to-business fields of competence of the trade fair location:

Machinery, plants and equipment
Medicine and health
Lifestyle and beauty
Trade, crafts and services
Leisure

Accolades

Düsseldorf's outstanding advantages as a business location are honoured in many places:



★ **Among the 10 most attractive major cities in the world.**

Mercer, Quality of Living City Ranking, 2023

★ **Moderate cost of living compared to large cities worldwide**

Mercer, Cost of Living City Ranking, 2023

★ **Most popular city in Germany for expats**

InterNations, Expat Insider 2022: Cities in Europe

★ **fDi Large European City Ranking Top 10 overall, 3rd place**

fDi-Magazine, Cities of the Future, 2024

★ **fDi Large European City Ranking Top 10 Economic Potential, 3rd place**

fDi-Magazine, Cities of the Future, 2024

★ **fDi Large European City Ranking Top 10 Business Friendliness, 4th place**

fDi-Magazine, Cities of the Future, 2024

★ **fDi Large European City Ranking Top fDi-strategy, 6th place worldwide**

fDi-Magazine, Cities of the Future, 2024



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