



## SENIOR TRANSACTION MANAGER – MICRO LIVING (M/F/D)

Berlin | Full-Time | Start: Immediate

### About 360 Operator

360 Operator GmbH is a leading operating platform for innovative residential concepts and brands, including student housing, serviced apartments, and senior living. We focus on micro-living and scalable operational solutions, combining strategic acquisitions, hands-on operations, and professional asset management to deliver high-quality living concepts and long-term value.

We are looking for a **Senior Transaction Manager** to drive property acquisitions and shape our micro-living portfolio. This role combines strategic insight, operational excellence, and leadership in complex, high-value transactions.

### YOUR ROLE

#### Transaction Management

- Support and independently execute property acquisitions within the micro-living sector.
- Independently manage transactions of up to €100 million, including oversight of project-related deal teams.
- Prepare comprehensive transaction analyses, ensuring fast and accurate processing of information to support decision-making.

#### Market & Strategy

- Conduct continuous market and sector analysis, with a focus on trends and opportunities in the micro-living and residential space.
- Develop and implement appropriate purchasing strategies aligned with investor objectives.
- Conduct site and property inspections to evaluate acquisition opportunities.

#### Documentation & Due Diligence

- Prepare Letters of Intent (LOIs) and investor-ready acquisition documents.
- Develop the overall due diligence concept for each transaction, ensuring completeness, consistency, and quality.
- Take responsibility for the accuracy and completeness of business plans for larger transaction volumes.

#### Team Leadership & Development

- Lead, mentor, and develop analysts and (junior) transaction managers, providing professional guidance and strategic development.
- Take ownership of your team's results and client interactions, ensuring high-quality delivery and professional standards.
- Ensure timely and transparent information exchange within the team, with clients, and across internal interfaces.

#### Client & Key Account Management

- Manage and further develop key client accounts in relation to existing mandates.
- Act as a trusted advisor on transaction strategies and execution, particularly within the micro-living segment.

### YOUR PROFILE

#### Academic Background

- Degree in Economics, or alternatively in Law with additional studies in Real Estate or Business Administration.

#### Professional Expertise

- In-depth business knowledge in financing, investment, and accounting.
- Recognized specialist across multiple asset and investment classes, ideally with hands-on experience in micro-living or small-scale residential assets.



- Sound understanding of company law and tax regulations relevant to real estate transactions.
- Strong knowledge of real estate valuation methods and technical interdependencies within transaction processes.
- Strong understanding of operator models, including lease structures, management contracts, and profit-sharing mechanisms.

#### **Skills & Competencies**

- Fluent in German and English, both written and spoken.
- Professional command of MS Office, particularly Excel and PowerPoint.
- Strong analytical, strategic, and critical thinking skills.
- Proven leadership competence, including experience in managing and motivating teams.
- High level of empathy, resilience, and problem-solving ability.
- Demonstrated ability to make sound, well-informed decisions under complex conditions.

#### **WHAT WE OFFER**

- Lead strategic, high-impact transactions in one of the fastest-growing real estate segments and take ownership of projects with direct impact.
- Directly influence portfolio development and operational success.
- Flexible working hours, mobile work options, and a permanent contract.
- Be part of an ambitious, collaborative team with modern workspaces, inspiring exchange, and team events.
- Benefit from company pension schemes, mobility perks (JobBike, JobCar, JobTicket), and extra days off for your birthday, as well as 24th and 31st December.
- Join a forward-thinking company that values innovation, integrity, and sustainable growth.

#### **Apply Now**

We look forward to receiving your application, including your salary expectations, earliest possible start date, and a few sentences on why you are the perfect fit for us and your career at 360 Operator.

Become part of our brand universe and send your application to [\*\*people@360operator.com\*\*](mailto:people@360operator.com)