

Schneider Electric Picks Boston's Winthrop Center For High-Tech HQ

In an exclusive interview, Schneider Electric's Chris Collins reveals how the company's new home will set a benchmark for energy efficiency and environmental performance.



Schneider Electric plans to relocate its North American headquarters to the Winthrop Center in the heart of Boston's Financial District, creating a next-generation Impact Building that demonstrates advanced energy efficiency and smart-building technologies. (Photo: Schneider Electric / Bruce T. Martin Photography)

Today, Massachusetts-based **Schneider Electric** revealed its plans to establish its new North American headquarters at Winthrop Center in Boston's financial district. Schneider Electric has offices in Boston, Andover, and Foxborough that support a range of corporate, technical and operational functions.

By relocating within the city to **Winthrop Center**, Schneider Electric will more than double its office space from its current location at One Boston Place. The company will occupy approximately 75,000 square feet across multiple floors, continuing its Boston-area presence established in 2014. Schneider Electric plans to begin occupying the space starting mid-2026. The building itself also features modern amenities that support employee well-being, including eight dining options, a fitness center, fitness studio classes, a golf simulator, and more.

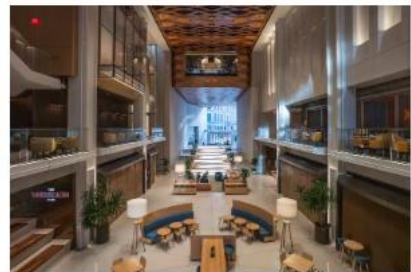
Winthrop Center will be Schneider Electric's first U.S.-based Impact Building — a next-generation workplace powered by integrated digital systems that optimize energy efficiency, occupant comfort and operational performance. This milestone follows the debut of the company's **inaugural Impact Building**, The NEST, in Dubai, UAE. Schneider Electric is leveraging its commercial real estate through the Impact Buildings Program to showcase EcoStruxure™ building software and services in action.

"This marks more than a change of address – it's a milestone for Schneider Electric in the U.S. and a strong commitment to our people and the region," said Aamir Paul, President, North America Operations at **Schneider Electric**. "Our new headquarters is designed to inspire creativity, accelerate innovation and fuel our continued growth. As an Impact Building, Winthrop Center will showcase the power of digital technologies and serve as a model for the future of energy-efficient buildings."

Winthrop Center was developed by Millennium Partners in collaboration with MIT professors and designed by Handel Architects. The 62-story building is a landmark of sustainable design and is certified as the world's largest "Passive House" office building. A typical Class A building in Boston's existing stock uses 150% more energy than Winthrop Center's office space, and existing LEED Platinum buildings in Boston use 60% more. The complex includes 812,000 square feet of Global Class A office space and 510,000 square feet of residential space, with 317 residences. It features an "urban living room" on its ground floor, a public space called The Connector.



Winthrop Center features an "urban living room" on its ground floor, a public space called The Connector. (Photos: Schneider Electric)



The new headquarters will include an **Executive Experience Center (EEC)** – the first of its kind at a Schneider Electric facility in North America. The Boston EEC will complement Schneider Electric's global network of innovation hubs, offering customers an immersive experience of the company's portfolio of energy management and automation technologies. Visitors will experience live demonstrations of Schneider Electric's technologies for smart industries, resilient infrastructure, future-ready data centers, intelligent buildings and connected homes. The EEC is expected to welcome thousands of visitors each year.

Massachusetts Governor Maura Healey welcomed the announcement, emphasizing the building's role in advancing the Commonwealth's energy goals and setting a national example for high-tech, energy-efficient infrastructure: "Schneider Electric is a great company that is at the forefront of innovation in energy efficiency, which helps to lower utility costs, improve public health and protect our environment. We are proud that they have chosen Massachusetts as the home of their new North American headquarters and congratulate their team on this significant milestone."

A Closer Look

To learn more about Schneider Electric's new headquarters facility, *Facility Executive* spoke with Chris Collins, Senior Vice President of U.S. Digital Buildings & Microgrids.

Facility Executive: What made Winthrop Center the ideal choice for Schneider Electric's new North American headquarters, and how does it reflect your broader sustainability strategy?

Chris Collins: Winthrop Center was the ideal choice for our new North American headquarters because it aligns perfectly with our sustainability vision and technological leadership. As the largest Passive House office project in the world, it sets a new benchmark for energy efficiency and environmental performance – standards that not only exceed industry norms but also integrates our EcoStruxure™ solutions throughout the building.



Chris Collins, Senior Vice President, U.S. Digital Buildings & Microgrids, Schneider Electric

This headquarters reflects our commitment to being a digital and sustainable company and reinforces our ambition to lead in achieving net-zero goals. Beyond supporting our corporate strategy, Winthrop Center serves as a living showcase of how our technologies enable greener, smarter workplaces, demonstrating the future of sustainable building design.

FE: How did the building's Passive House certification and advanced energy performance influence your site selection decision? (SE to answer)

Collins: The decision to select Winthrop Center for our new North American headquarters was heavily influenced by the building's **Passive House certification** and advanced energy performance. These features align directly with our core mission of driving energy efficiency and sustainability. Passive House standards ensure exceptional insulation, airtightness and optimized HVAC systems, which significantly reduce energy consumption and carbon emissions. For Schneider Electric, this meant moving into a space that not only demonstrates leadership in sustainability but also serves as a living showcase for the company's own technologies and values. The building's advanced energy performance supports our goals for operational efficiency, employee well-being and climate impact reduction — making Winthrop Center an ideal environment to embody the future of sustainable workplaces.

FE: Can you describe how Schneider Electric's own EcoStruxure™ technology is being used within the new headquarters to manage energy use and optimize building operations?

Collins: Our **EcoStruxure™ Building Operation technology** is at the heart of Winthrop Center's energy management and building optimization. This technology, along with our Building Advisor and Security Expert solutions, has been deployed throughout the building since its opening in 2023 to optimize energy use and enhance occupant comfort

EcoStruxure™ Building Operation continuously monitors and adjusts energy consumption, ensuring the building operates at peak efficiency and significantly reduces overall energy use compared to traditional office spaces. It intelligently controls heating, cooling, lighting and other environmental factors, creating a comfortable and healthy workspace for employees and visitors. By digitalizing building management, EcoStruxure™ Building Operation enables predictive maintenance, real-time monitoring, and data-driven decision-making.

In Winthrop Center, these capabilities translate into a healthier, more comfortable environment for employees, residents, and visitors. The system's ability to automate and optimize building performance demonstrates how electrification and digitalization can transform building operations.

FE: What specific innovations will make Winthrop Center a model for next-generation facility management and smart building performance?

Collins: Winthrop Center is engineered for exceptional energy efficiency, consuming considerably less energy than typical Class A or even LEED Platinum buildings in Boston. This is achieved through advanced insulation, airtight construction and high-performance windows, which minimize energy loss and optimize indoor climate control.

Winthrop Center also features amenities that support employee well-being and community engagement, such as The Connector, an "urban living room" that fosters social interaction and appreciation for the arts. The collaboration between Millennium Partners, MIT professors, Handel Architects and Suffolk has produced a building that not only sets new benchmarks for sustainability and innovation, but also creates an environment designed for long-term resilience and adaptability.

FE: How will real-time data and digital systems be used to monitor and maintain comfort, energy efficiency, and operational resilience?

Collins: In our new North American headquarters, live data and smart technologies will play a major role in monitoring and maintaining comfort, energy efficiency and operational resilience. The building's integrated digital infrastructure, showcased within the Executive Experience Center (EEC), will continuously collect and analyze data from a wide array of sensors and connected devices throughout the facility. This enables facility managers to track environmental conditions, energy consumption and system performance in real time.

The EEC will allow visitors to see these technologies in action through live demonstrations, highlighting how real-time data and digital systems create intelligent buildings that are both sustainable and adaptable.

FE: To what extent did factors such as access to talent, transportation, and Boston's innovation ecosystem influence the relocation?

Collins: Boston has long been a strategic location for Schneider Electric, offering access to exceptional talent and a vibrant innovation ecosystem. Relocating to Winthrop Center strengthens our ability to attract and retain top talent by providing a modern, amenity-rich workplace in the heart of the city. Its central location ensures excellent connectivity and proximity to leading academic institutions, research hubs and technology partners – further embedding us within Boston's dynamic innovation community.



Winthrop Center's design encourages movement, flexibility, and spontaneous interactions. (Photos: Schneider Electric)



FE: How does the new space support employee well-being and collaboration compared to your previous location at One Boston Place?

Collins: Our new workplace is designed to foster a sense of belonging and well-being through intentional inclusion and care. The layout encourages movement, flexibility and spontaneous interactions, which strengthen collaboration and communication. Innovation is embedded throughout, with spaces and technologies that support diverse teams and promote creativity. By applying Universal Design principles, we've created an environment that is fully accessible and inclusive, empowering every employee to thrive. This approach ensures that our people have stimulating, collaborative spaces that inspire innovation and enable everyone to do their best work.

FE: What lessons from your first Impact Building in Dubai are being applied to this U.S. headquarters?

Collins: The U.S. headquarters is building on the proven success of the Dubai Impact Building by directly applying its most effective strategies. These include adopting the global blueprint and governance model first established in Dubai, enforcing strict technical and sustainability benchmarks pioneered there, and replicating Dubai's immersive customer experience approach with interactive demonstration spaces and virtual tours. Additionally, the U.S. site is leveraging Dubai's best practices in training, knowledge management, and branding, which have already driven measurable engagement and sustainability outcomes. By transferring these proven strategies, Schneider Electric ensures consistency, resilience and engagement across its flagship sites worldwide.

FE: How will the Executive Experience Center integrate into daily building operations to showcase sustainable facility management in action?

Collins: Specifically, the EEC will follow the standard set by the employee's office space, if not higher. We'll be recycling, using washable plates and silverware, offering water filling stations to guests, and in any other way we can best reflect our brand and culture to our customers.

FE: Looking ahead, do you envision replicating the Impact Building model in other North American sites, and what criteria will guide those future location decisions?

Collins: Yes, we intend to expand the Impact Building model to additional North American locations as part of our global strategy. These sites will serve as live showcases of our integrated solutions, demonstrating clear outcomes to customers. Location selection will follow a rigorous program charter – prioritizing technical implementation readiness, sales enablement opportunities, and marketing engagement aligned with key markets and segment priorities. We will focus on markets where we can maximize customer engagement and business impact, ensure compliance with global technical standards, and highlight our leadership in innovation. Proximity to strategic customers and critical industries will remain essential, along with the ability to support training, knowledge exchange, and immersive experiences that reinforce the program's objectives.