



Your path to compliance, savings & decarbonization.

A circular economy platform powered by AI — turning regulatory burden into strategic advantage for real estate asset owners.

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SaaS AI-powered Platform for Circular Economy & Decarbonisation

3

Flexible Modules covering the full Building life cycle

5

Support & Assistance Services

20,000+

Digital Product Passports in an open-source Library

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Services Overview

PLATFORM APPROACH

Real-time ESG visibility powered by two parallel data flows.

The real estate market is changing. UK SRS reporting. Net-zero commitments. And your buildings must now prove their environmental performance — or risk becoming stranded assets.

But compliance doesn't have to be complicated. And decarbonization doesn't have to drain your budget. We've built a circular economy platform powered by AI that turns your regulatory burden into strategic advantage.

THE CHALLENGE

Most asset owners are drowning in regulatory requirements — UK SRS reporting, carbon accounting, reuse tracking. It's overwhelming. And the data to back it up? Often it doesn't exist, scattered across disconnected systems.

TWO DATA FLOWS — FIVE SERVICES

INFLOW THREAD: Building Materials & Construction Data

01 UK SRS Reporting & Real-Time ESG Indicators

Your buildings generate ESG data constantly. We capture it in real-time and automatically generate Scope 3, embodied carbon, circularity metrics, waste, water, and economic value indicators. No guesswork.

02 Building Passports & Product Characterization

Every product gets a Digital Product Passport with standardized ESG data — embodied carbon, health scores, recyclability, circularity index. These aggregate into Building Passports enabling real-time inflow ESG calculations.

OUTFLOW THREAD: Deconstruction & Reuse Data

03 Pre-Demolition Audits & Material Deposits

Our PDA services map every material coming out of your buildings, characterized with Digital Product Passports. This powers outflow ESG calculations and enables intelligent reuse matching.

04 PIRÉE: Urban Mining Platform

Our AI connects available materials with market demand in real-time. Materials become resources. Our urban mining platform finds buyers, maximizes reuse, and turns waste into revenue.

05 Cradle to Cradle Certification

We ensure quality inputs. Our Cradle to Cradle assessments guarantee that products and materials entering your buildings are genuinely healthy, circular, and low-carbon.

THE RESULT

Compliance automatic	Data strategic	Waste revenue	Net-zero clear path
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THREE PLATFORM MODULES

Construction Module — Building Passports, Digital Product Passports, real-time inflow ESG indicators.

Reuse Module — AI matching, urban mining integration, real-time outflow ESG indicators.

Portfolio Module — Manage entire asset portfolio circularly, consolidate ESG data across subsidiaries, strategic decarbonization roadmap.

Pricing is custom based on your portfolio size and requirements.

Ready to get started?

Request a personalised demo and quote based on your portfolio size and requirements.

→ [Request a Demo & Quote](#)

UK SRS S2 & ESG Reporting

SERVICE 01

Real-time ESG intelligence — automated UK SRS compliance.

Institutional investors have been demanding ESG data for years. UK SRS compliance is formalizing what they already require. The data has to be real, not estimated. And it's happening now.

THE CHALLENGE

Most asset owners face the same wall: no reliable ESG data. Buildings scattered across spreadsheets, BIM files, and incomplete records. Manual calculation is slow, error-prone, and constantly outdated.

The result: missed deadlines, inaccurate reporting, and wasted resources trying to cobble together compliance.

What You Get

- Real-time visibility of your Scope 3 emissions across your entire portfolio
- Automatic calculation of UK SRS indicators — embodied carbon, material flows, waste, water, economic value
- Track inflow metrics from construction and renovation
- Track outflow metrics from deconstruction and reuse
- Report with confidence, backed by verified ESG metrics

The Indicators We Track

Inflow Indicators What enters your buildings	Outflow Indicators What leaves during deconstruction & reuse
Embodied carbon and carbon intensity	CO ₂ avoided through reuse and recycling

Health level and material safety	Waste diverted from landfill
Reuse rate of incoming products	Water saved through material recovery
Recycled and biosourced content	Economic value recovered from deposits
Circularity index	
Economic value of materials	

Compatible with

RE2020 · BREEAM · LEED · WELL · RICS · Green Mark 21 · ISO 14044 · EN 15978 · CSRD E1/E3/E5 · UK SRS S2

Transform your ESG strategy.

Stop wrestling with spreadsheets. Get real-time visibility of your portfolio's environmental impact, based on your operational reality on the ground.

→ [Request a Demo](#)

Building Passports

SERVICE 02

Transform your buildings into digital banks of materials.

Most asset owners have incomplete visibility of their portfolio. Building data is fragmented. Materials aren't characterized. You can't measure their impact, predict reuse value, or track condition over time.

The result: you can't optimize your assets, you can't make informed decisions about renovation or deconstruction, and you can't prove the environmental value you're creating.

A Building Passport is a complete digital inventory of every product and material in your building. Each item is individually characterized with a Digital Product Passport — standardized ESG data including embodied carbon, health scores, recyclability, circularity, and more.

This transforms your building from an opaque asset into a Digital Bank of Materials. The moment you have characterized products aggregated into a Building Passport, you gain real-time visibility of your inflow ESG indicators — calculated automatically as materials enter or change.

Why You Need a Building Passport

- Complete visibility of your assets — no more fragmented data across spreadsheets and systems
- Real-time tracking of inflow ESG indicators as your portfolio evolves
- Strategic planning for renovation and deconstruction based on actual material composition
- Foundation for maximizing reuse — you can't reuse what you don't know you have
- Enable circular design for new projects from Upcyclea's DPP library
- Unlock the economic value locked in your existing buildings

How to Build a Building Passport

Option A — From BIM: If you have a BIM model with material data embedded in objects, we connect directly to extract and characterize each product automatically.

Option B — From Excel BOM: Import from a structured table of every product in your building with quantities and specifications. Either way, your Building Passport is live within days and your real-time inflow ESG indicators are calculated automatically.

Stop managing assets blindly.

Get complete visibility of your portfolio, real-time ESG tracking, and a clear path to carbon neutrality.

→ [Request a Demo](#)

Pre-Demolition Audits

SERVICE 03

From compliance checkbox to reuse strategy.

Most pre-demolition audits are treated as compliance checkboxes. But a low-quality PDA doesn't just fail at compliance — it fails at reuse.

When audit data isn't structured for digitalization, AI can't match those materials to real demand. Intelligent reuse becomes limited. Valuable materials end up in landfill instead of strategic reuse — limiting both economic and environmental gains.

We design pre-demolition audits for digitalization from the start. Every material and product is characterized with Digital Product Passports — standardized ESG data that feeds directly into our AI matching engine. Your PDA becomes the foundation for intelligent reuse matching, not just a compliance document.

What Happens After Your PDA

Your audit data is digitalized and ready for matching. You have two options:

Share with PIRÉE

Our collaborative urban mining platform matches your deposits with demand across a network of social landlords, manufacturers, and construction professionals.

Private Workspace

Manage your material deposits privately within your own Upcyclea platform workspace — track availability and handle internal reuse opportunities securely.

Many asset owners start with PIRÉE, then add a private workspace as they mature their circular strategy. Both paths unlock AI-powered matching and create economic and environmental value.

Design your PDA for real reuse impact.

Don't treat your pre-demolition audit as a compliance checkbox. Transform your demolition waste into strategic resources.

→ [Request a Consultation](#)

ROMULUS — Urban Mining Platform

SERVICE 04

Materials become resources. Waste becomes revenue.

Once you have good deposit data, our AI connects available materials with market demand in real-time.

Our urban mining platform finds buyers, maximizes reuse, and creates a verified ESG impact trail — CO₂ avoided, waste diverted, economic value recovered — all tracked automatically and in real-time.

What ROMULUS Delivers

- AI matching engine — simultaneously optimizes for carbon, logistics cost, and economic value
- Network of buyers — social landlords, manufacturers, builders, and architects
- Real-time outflow ESG — CO₂ avoided, waste diverted, water saved, economic value recovered
- 2,000+ logistics partners — accredited collection, storage, transport, and processing partners across UK

Join ROMULUS — London's urban mine.

Transform deconstruction waste into resources and revenue while generating verified ESG impact.

→ [Discover ROMULUS](#)

Cradle to Cradle Certification

SERVICE 05

Ensure quality inputs. Build genuinely circular buildings.

Building decarbonization doesn't start on site — it starts with product selection. The products you specify determine the buildings you create.

Most manufacturers still produce without circular thinking. Standard products carry hidden environmental costs — poor health profiles, low recyclability, complex material compositions.

Asset owners who specify these products end up with buildings that look green on paper but aren't genuinely low-carbon or healthy.

We assess and certify your products for genuine circularity, health, and low-carbon impact using Cradle to Cradle methodology. Products that achieve certification get declared in Upcyclea's Digital Product Passport library — free of charge, unlimited declarations.

Your certified products become discoverable to asset owners and builders on the platform. Everyone benefits from products designed for infinite cycles, not linear waste.

Two Paths to Certification

Pre-Audit

Assess whether your products are candidates for Cradle to Cradle certification before committing to the full process. A quick, decisive first step.

Full Certification

Begin your full Cradle to Cradle certification journey. Once certified, your products are declared free in Upcyclea's DPP library and discoverable to all platform users.

Certify your products. Build better buildings.

Contact our Cradle to Cradle assessment team and make your products discoverable to serious builders and asset owners.

[→ Request a Pre-Audit](#)