

## Innovationsfabrik 2.0



### SHORT DESCRIPTION

Implenia is building an office building with workshops in Heilbronn using the timber hybrid construction method on behalf of a regular customer.

### THE PROJECT

Implenia is to build another office building for its regular customer Stadtsiedlung Heilbronn in the Wohlgelegen technology park. The five-story wood hybrid building will be home to startups, founders and entrepreneurs from the technology and creative scene with a focus on marketing, software, gaming and artificial intelligence (AI).

### SERVICES IN DETAIL

The new building, designed by architects Waechter + Waechter, Darmstadt, features a wood-and-glass facade and a flexible and transparent interior design. Implenia has been awarded the contract for turnkey construction, including all planning services from LPH 5.

The load-bearing timber construction is being carried out by Blumer Lehmann from Switzerland on a direct contract from Stadtsiedlung Heilbronn.

Implenia is responsible for overall coordination of planning and construction. The contract value for Implenia is around €11.4 million, with the timber construction worth an additional €4 million or so. The project fits in with the sustainable construction approach, which is one of Implenia's focus topics.

## SUSTAINABILITY

The building will be constructed according to the currently valid EnEV (2016).

## FURTHER INFORMATION

Image: © Waechter + Waechter Architekten BDA/www.ponnie.net

## FACTS

<b>Location</b>	Im Zukunftspark 4, Heilbronn , Germany
<b>Status</b>	completed
<b>Construction volume (value of our services)</b>	11.42 M EUR
<b>Start of construction</b>	May 2022
<b>Completion</b>	November 2023
<b>Usage</b>	Bürogebäude mit Werkstätten
<b>Building owner</b>	Stadtsiedlung Heilbronn
<b>Architect</b>	Waechter+Waechter Architekten, Darmstadt
<b>Planning</b>	TW: Merz, Kley, Partner GmbH, Dornbirn
<b>Build volume</b>	5856 m <sup>2</sup>
<b>Number of upper floors</b>	4
<b>Number of basement floors</b>	1

## SERVICES

Beraten und Planen

Schlüsselfertiges Bauen

Hochbau (Deutschland)



<https://implenia.com/en/references/detail/ref/innovationsfabrik-20/>

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