Reference

Innere Erneuerung, Hummelbergstrasse 8 - 16



SHORT DESCRIPTION

The existing properties are located in an attractive residential area in Rapperswil-Jona and were renovated a few years ago. Although the occupancy rate remains very good, the owner has been intending to carry out a renovation for several years. In addition, the owner and the administration have requested numerous options, which means that the renovation costs have not met the criteria of economic viability.

THE PROJECT

Implenia was commissioned as general planner to optimise the existing planning, evaluate the requirements and select the options in a design-to-cost model. In a structured and transparent process, and in close consultation with all stakeholders, a construction project is developed that meets the client's target costs and at the same time ensures successful long-term letting. Implenia Modernisation will then execute the construction project as a total contractor. This procedure requires close coordination, involvement of the existing STWE owners and cooperation based on trust. This ensures an efficient and cost-secure refurbishment.

CHALLENGES

- Renewal of the horizontal sanitary pipes (hot/cold water) in the basement and inlining of the vertical risers (hot/cold water) with provision of temporary facilities.
- Interior renovation of bathrooms/showers and kitchens in occupied condition, during the entire construction period.

FACTS

Location	Hummelbergstrasse 8-16, Rapperswil-Jona , Switzerland
Status	completed
Construction volume (value of our services)	4.7 M CHF
Start of construction	February 2020
Completion	February 2021
Building owner	Swisscanto Anlagestiftung v.d. Swisscanto Invest by Zürcher Kantonalbank CH-8001 Zürich
Architect	Stähli AG Architekten SIA CH-8853 Lachen
Measurement, control and regulation technology (MCR)/Building automation (GA) planner	shz Gebäudetechnik AG CH-8853 Lachen
Energy supply planner	Ingenieurbüro Meteor GmbH CH-8808 Pfäffikon

SERVICES

Modernisation

General/full-service contractor

https://implenia.com/en/references/detail/ref/internal-renewal-hummelbergstrasse-8-16/

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