Chüele Brunne residential development









SHORT DESCRIPTION

At the Chüele Brunne residential development in Zumikon (ZH), we realized extensive timber construction work as part of a multi-storey residential building.

THE PROJECT

The high-quality residential development blends harmoniously into the existing neighborhood in terms of architecture and urban planning. The location in Zumikon places high demands on design, execution quality and sustainability.

The four buildings were realized with a high degree of prefabrication in timber construction. Timber construction elements were prefabricated in the factory and assembled on site. The scope of work included exterior walls, interior and partition walls, floor slab and flat roof elements as well as extensive façade work with a rear-ventilated timber façade.

SERVICES IN DETAIL

- Work planning, AVOR and coordination of timber construction
- Prefabrication and assembly of:

- Exterior wall elements
- Interior and partition walls
- Cross laminated timber floor slabs
- Execution of the rear-ventilated timber façade including:
  - Substructure
  - Wind seal
  - Timber façade formwork

- Quality assurance in accordance with QSS timber construction

CHALLENGES

- High level of complexity due to multi-storey timber construction
- Precise interface coordination between timber construction, solid construction and other trades
- High demands on airtightness, fire protection and sound insulation
- Extensive factory planning, prefabrication and assembly coordination with limited logistics space

SUSTAINABILITY

- The construction was carried out in accordance with the applicable SIA standards and the requirements for Minergie and eco-construction.

FURTHER INFORMATION

Project website

FACTS

Location	Dorfstrasse , Zumikon ZH , Switzerland
Status	completed
Construction volume (value of our services)	5.2 M CHF
Start of construction	March 2025
Completion	March 2026
Building owner	Baugemeinschaft Baum Garten am Chüelenbrunnenweg / Topik Partner AG
Architect	Höing Voney Architekten Kanonenstrasse 8 6003 Luzern
Planning	Real Bau AG Schürbachstrasse 10a 8134 Adliswil
Number of flats	52
Timber construction	Implenia Holzbau

SUSTAINABILITY

SERVICES

Timber construction

Modular construction

https://implenia.com/en/references/detail/ref/wohnueberbauung-chueele-brunne/

Creation: 09.11.2026 10:43