



Sotchà Site Plan

New Construction

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Starting situation and idea

For a commercial site in the heart of Scuol, a holiday resort with around 2,200 permanent residents, a conversion strategy is being developed to create an attractive, car-free residential area. In close collaboration with the municipality, this has led to a cross-parcel neighbourhood development plan for the site, which spans an area equivalent to three football pitches.

Challenges

On a plot with a height difference of more than 15 metres, a building structure had to be developed that fits into the established village character while also offering a varied and modern form of housing. The overall development is also intended to serve as a flagship project in terms of energy efficiency, to MINERGIE-A standard.

Approach

In addition to 14 multi-family houses and 12 semi-detached houses (around 100 households), the overall concept also includes a staff building with 26 studios. The terrain is being restored to its original condition, allowing simple, mural-style building volumes to be evenly staggered down the slope. The central underground car park makes a car-free development possible.

Developer: Acla Immobiglias SA, Chur

Project type: New Construction

Project author: Fanzun AG

Construction costs: n.p. Mio

Scope of services: Area Development, Project Management, Architecture, Interior Design, Civil Engineering, Structural Engineering, Acoustics, , Energy

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