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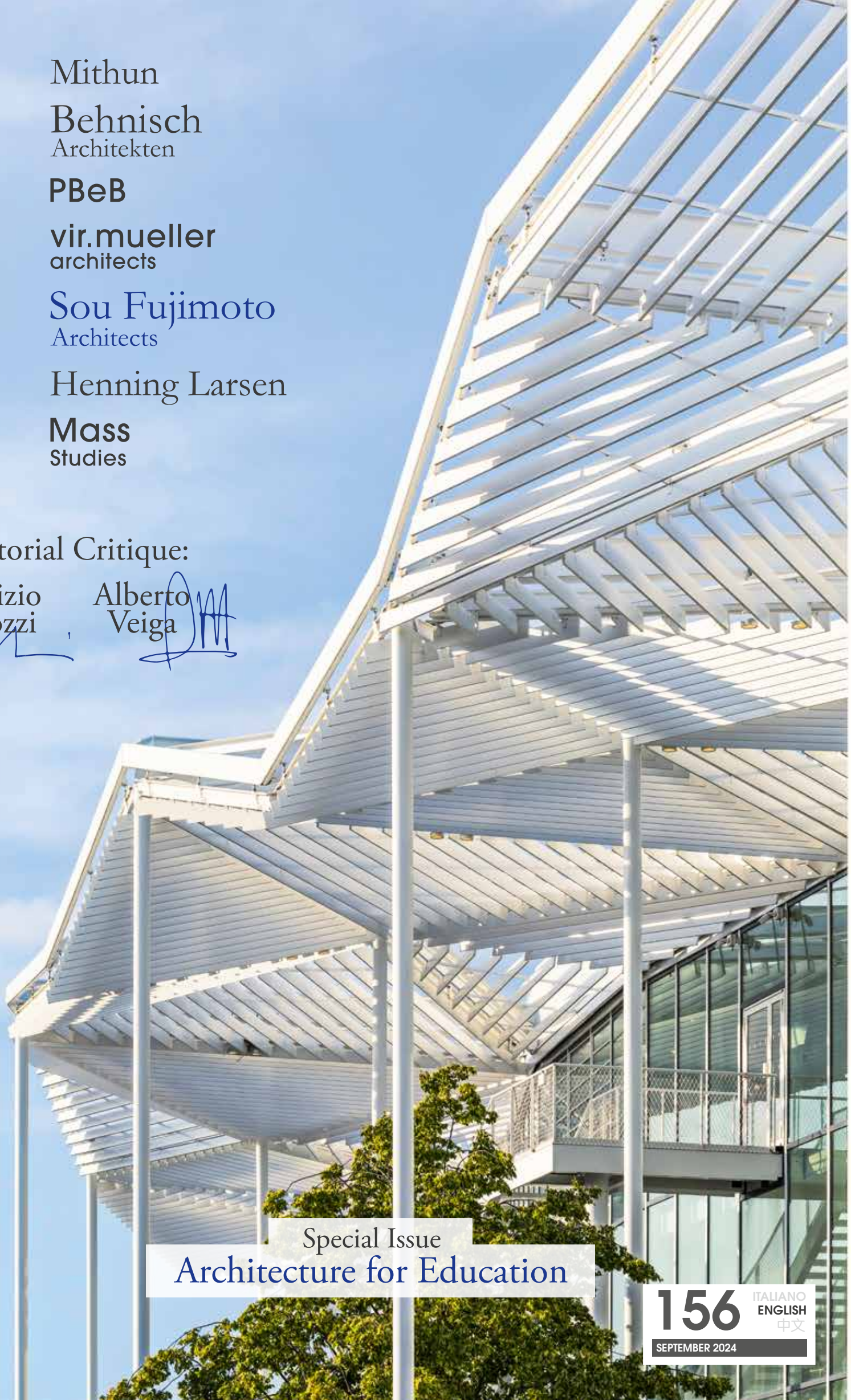
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Special Issue
Architecture for Education

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SEPTEMBER 2024



Hermann Kaufmann + Partner, HKS Architekten

Supermarket and Apartments Combining Functions in a Wooden Frame Wörthsee, Germany

Wörthsee in Upper Bavaria is strategically located between the cities of Munich and Augsburg, and at the same time nestled in the natural landscape of Fünfseenland – or the Five Lakes Region –, making it a very attractive place to live. Here, as part of a real estate development project conceived by Max von Bredow Baukultur in collaboration with LignoAlp, HKS Architekten and Hermann Kaufmann – a specialist in timber construction – have developed a project that integrates a supermarket and 21 residential units in a single volume, thus meeting both the local residential and retail development needs. The decision to use wood was driven by a desire to prioritize sustainability and energy efficiency. The materials used for the structure and façades

are expected to absorb 380 tons of carbon dioxide over the long term. In addition, waste heat recovered from the supermarket will be used to heat the apartments above. Apartment sizes range from 28 to 63 sq. m and are marketed at affordable prices to encourage students and young families to move in. Given the diverse uses of the complex, including a relatively noisy supermarket and quiet spaces for young families, a number of solutions were implemented to minimize noise, especially to create a break between the apartments and the retail section. The overall project is characterized by a linear, horizontal geometry, with a terrace for the residential units carved out of the north-facing façade. Inside, the residences

are filled with warm and inviting wood tones that harmonize with the overall design of the building. The façades are adorned with narrow gray wooden slats, prefabricated in the factory and installed in two orientations: vertically on the supermarket level and horizontally on the upper floors. LignoAlp constructed the walls using a frame system and natural cellulose internal insulation to reduce thickness and minimize the use of materials. The integration of simple shapes and the extensive use of exposed wood throughout create a calm and understated atmosphere. The structure is topped by a flat roof of cross-laminated timber that is left exposed, while a reinforced concrete structure supports the basement garage on the lower level.

Photography courtesy of LignoAlp

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