Herpain



BLACK PEARL

Demolition and reconstruction of an office building.

The project consists of the demolition of several existing aged and obsolete buildings, and the reconstruction of a new set of buildings of about 11.000m2, meeting the highest architectural, technical and environmental requirements.

The great qualities of the project led the Brussels Capital Region to grant it the label "Exemplary Buildings 2012". It is considered as a "passive building" and enjoys the BREEAM "Excellent" certificat. The use of geothermal energy, high-efficiency ventilation units, recovery and use of rainwater by green roofs, waterproof and performance covering, triple glazing, presence and absence detectors and sunshine sensors to reduce the intake of artificial light, the presence of large floor to ceiling windows, bringing natural light to the many office spaces.

Rue Montoyer 15 à 1000 Bruxelles

Herpain





BLACK PEARL

Property Owner
Immobel
Architect
Art & Build
Structural engineer
Bagon
Special engineer
VK Engineering
Acoustical engineer
Venac
PEB engineer
Aecom
Safety coordinator
PS2

Category	**Offices**
Works beginning date	01/08/2012
Delivery	24/10/2014
Fit-out works	31/12/2016
Works costs	23.005.573,00 EUR
Floors	R + 7
Overground surface	11.352 m²
Basement surface	3.461 m²
E level	47
K level	22
PEB Certificate	**Breeam Excellent**









