

Beauzelle

The ZAC Andromède development zone in Beauzelle combines diverse typologies in an urban and landscaped setting integrated into the Garonne River. Block 50 aims to offer a higher quality of life than single-family homes, while reflecting social and architectural diversity. The project emphasizes the concept of the garden in all its dimensions (landscape, ecological, nourishing and social), creating a human and convivial environment.

The project is based on two main typologies, adapted according to their context (orientation, relationship to the street). The intermediate housing, facing south along Rue du Midi, forms an urban front in harmony with the adjacent building. A continuous two-storey base reinforces the effect of continuity and the scale of the neighborhood and pedestrians.

Attic houses, set back from the base, create openings to the sky and bring light into the heart of the block. The single-family homes, oriented north-east/south-west, offer density and proximity while preserving privacy and benefiting from private gardens. Pedestrian alleys ensure the transparency and porosity of the building front, while serving certain houses and reducing traffic in the heart of the block.

LOCATION Beauzelle, 31700 [Haute - Garonne]

CLIENT Private | Urvat Montpellier

SURFACE 4 927m²

PROGRAM Housing

COST 5 750 000 € excl. taxes

PHASE Livré en 2019

MISSION Stage 0 to 4 | Architectural monitoring and assistance during construction phase

TEAM Urvat Montpellier (MOA), AMB Energie Conseil (Thermal confort?), 3J Technologies (Structure), Bureau Veritas (Control Office)