

## De Zaat, Residence Muretto

The Muretto Residence building is the ninth project of the overall 'De Zaat' project and is located centrally on the site. Its unique location along the Scheldt gives this stately building an exclusive character.

At Temse, 'De Zaat' is a unique piece of riverbank at the lower reaches of the Scheldt that has exerted a great attraction on man for tens of centuries by its geographic location. With the reconversion of the Boel Shipyard, another chapter is introduced, i.e. a "housing and job" project that will give the region a significant new impulse. The Muretto Residence building is the ninth project of the overall 'De Zaat' project and is located centrally on the site. Its unique location along the Scheldt gives this stately building an exclusive character.

Thanks to a vast variation in layout and spreading, there is a broad offer of flats with two or three bedrooms, with underground car parks, some of them combined with a storage space.

The flats that are facing south offer a splendid view of the Scheldt and its surroundings. At the highest floors of both buildings, spacious exclusive three-bedroom penthouses are offered in combination with magnificent roof terraces.

Ingenium's contribution consists of the design of all technical equipment in accordance with the requirements of the client and in consultation with the architect. In addition, Ingenium is charged with monitoring of the work.

The fact that, according to the legislation on fire and explosion prevention, the Muretto residence building with its twelve floors is to be considered a high-rise building implies that account must be taken of this special character in the design. For instance, integration of overpressure ventilation in the stairwells and emergency power supply on the redundantly performed lift system are minimum requirements. A smoke and heat evacuation system is designed and installed in the underground car park.



Reference: 07008.001

### Developer

ING Real Estate  
Development Holding  
Belgium

### Designer / Architect

Bontinck architecture and  
engineering

### Location

Temse

### Budget technics

approx. 1.600.000 EUR  
(excl. tax)

### Surface

7.600 m<sup>2</sup>

### Periode Study:

2007 - 2011

### Sectors

XL residential & mixed use

### Services

Building services  
engineering