

# New construction A Hüttlenen, Flühli



This four-story apartment building with nine units has been constructed in Flühli, LU, offering outstanding views of the surrounding mountains. Around 500 m<sup>3</sup> of Swiss wood was used to construct the CLT ceilings and walls.

## The project

The new construction of this apartment building in Flühli LU is a four-story timber structure with eight rental apartments and a spacious penthouse apartment that meets ownership standards. Characteristic features include the open floor plans and large window fronts, which allow plenty of light into the building. The client combines planning, timber construction expertise, and the procurement and production of the cross-laminated timber used in the building. The project was optimally tailored to the production possibilities of cross-laminated timber panels, both technically and economically, and consistently designed for maximum use of space.

## The construction method

Everything above ground level—except for the stairwell—is constructed using timber. The exterior and interior walls and the floor slabs were constructed using solid cross-laminated timber (CLT). In the living areas and on the top floor, TS3 technology allows for large spans without joists. Local timber with the «Swiss Wood» label was used in the construction.

## The challenge

The client not only planned the buildings, but also took on the construction work as a timber builder and produced the cross-laminated timber themselves. The entire project was optimized both technically and economically to match the capabilities of their own production facilities while maximizing the living space.



Continuous TS3 floor slabs. Terrace with views of the magnificent mountains of Entlebuch.



Pleasant, healthy, and warm indoor climate thanks to solid wood construction.



Finishing standard for wet rooms



Interior photos

### Construction Data

- Construction volume 3'900 m<sup>3</sup>
- Floor area solid wood 1'231 mm<sup>2</sup>
- Amount of Swiss wood used 500 m<sup>3</sup>

### Services of Timbatec

- SIA Phase 31 Preliminary project
- SIA Phase 32 Construction project
- SIA Phase 41 Tendering and comparison of offers
- SIA Phase 51 Execution project
- SIA Phase 52 Execution
- SIA Phase 53 Commissioning
- Statics and construction
- Specialist planning building physics

### Building owner

BAUREALIT GMBH  
6173 Flühli

### Architect

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### Timber construction

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### Photography

BAUREALIT GmbH