



# Nieuw Zuid, Antwerp

A new quarter by the River Scheldt



A new residential quarter in the south of Antwerp. Connecting to the city and overlooking the River Scheldt. A resolute choice for sustainable urban living. A large park and lots of green in the streets. Ample shops, schools, hotels, restaurants, bars and other amenities to liven up the quarter and the surrounding areas. That's Nieuw Zuid.

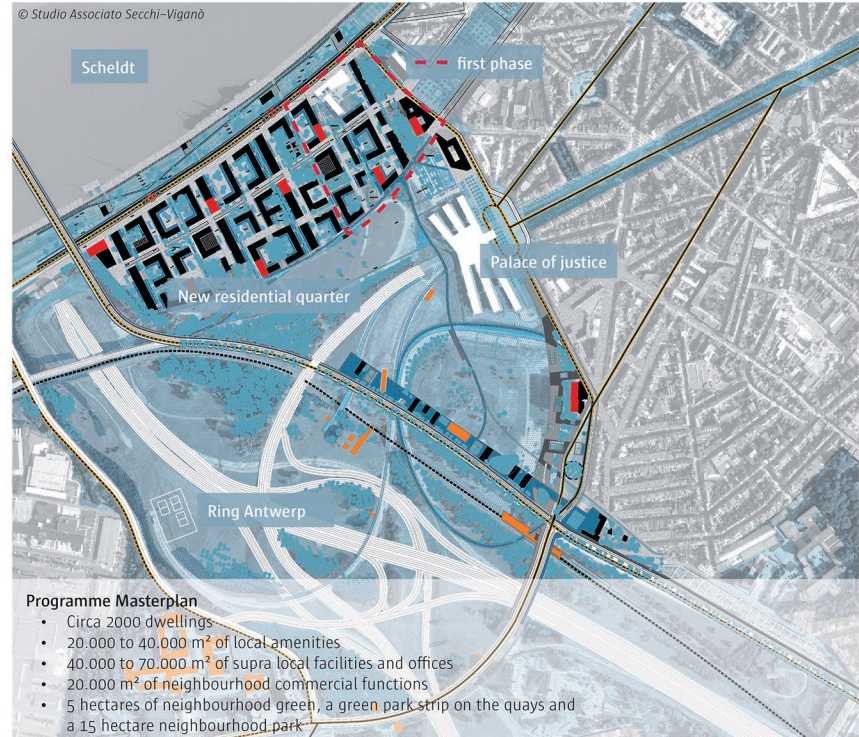


Nieuw Zuid is very strategically located as a hinge area between the city, suburbs, the River Scheldt, a number of important green structures and large traffic infrastructures. The master plan for Nieuw Zuid concerns a wider area than the private developer's terrains, partly because the plan has to give shape to the strategic Spatial Structure Plan for Antwerp's metropolitan and ecological ambitions for this area. But also because it has to establish relationships with other large projects on or near the site.

- The 5 key ambitions for Nieuw Zuid
1. A green urban quarter by the water
  2. An attractive and vital city area
  3. A customised traffic structure
  4. A sustainable living environment
  5. A flexible development strategy



Project developer 'Ontwikkeling Nieuw Zuid SA' bought a large part of the terrain in the spring of 2010 (project area). The city saw this as the perfect opportunity to elaborate a vision for the entire planning area and to integrate urban amenities into the new development.



- Programme Masterplan
- Circa 2000 dwellings
  - 20.000 to 40.000 m<sup>2</sup> of local amenities
  - 40.000 to 70.000 m<sup>2</sup> of supra local facilities and offices
  - 20.000 m<sup>2</sup> of neighbourhood commercial functions
  - 5 hectares of neighbourhood green, a green park strip on the quays and a 15 hectare neighbourhood park



An abandoned rail yard makes way for Nieuw Zuid. The rhythm of the former railway tracks determines the new street pattern and the orientation of the urban blocks.



A varied offer of housing in terms of size, type, budget and location will create a lively urban area for a very diverse public. Because the streets are arranged perpendicular to the River Scheldt, every dwelling offers panoramic views of the Scheldt, the city or the park. Social housing is spread and mixed into the quarter as an integral part of the development.