

**Project:** BÜROGEBÄUDE AM INN

**Design Team:** LORENZATELIERS

**Size:** 7400 m<sup>2</sup>

**Location:** Niederndorf, AUSTRIA



**Feature:**

**Project** - Nestled into the banks of Austria's Inn River, the new AM INN Office Building by LORENZATELIERS forms a cohesive campus with two existing structures through a network of connecting bridges. Rather than sprawling outwards, the compact 74,00 sqm project densifies already developed sites, preserving the surrounding landscape of trees and optimizing operations. Five floors of flexible office space wrap around a central communal zone, flooded with light by floor-to-ceiling glazing. Cantilevered lounges float out towards river views, creating an indoor-outdoor workflow. The lively facade undulates with staggered flat steel bars in a dynamic play of solids and voids.

Post-and-beam construction enables future repurposing, while the energy efficient building maximizes natural daylight and is powered by rooftop photovoltaics. Solar gain is mediated by shading elements, helping cultivate comfortable workspaces. By embedding itself into the terrain and prioritizing pedestrian connections, the project fosters social cohesion. Its contextual design language nods to vernacular architecture with modern openness. Balancing functionality with sensitivity to place, the AM INN Office Building stitches a contemporary workspace into its cultural and environmental fabric for a sustainable future.

**Design Team** - Internationally active Austrian firm LORENZATELIERS excels in ethical, humanistic urban design, architecture, and planning. Founded in Innsbruck in 1980 by Peter Lorenz and headquartered in Vienna since 1991, LORENZATELIERS approaches each unique project location with respectful, interdisciplinary cooperation to achieve optimal, long-lasting solutions. The versatile team handles master plans, project development, and construction, guided by perfection and timeless quality over style. Competent management complements professional planning. LORENZATELIERS' contextual designs exhibit expertise

across scales, from sensitive inserts in historic urban fabrics to the new AM INN Office Building's vibrant riverside campus. By embedding contemporary workspaces into cultural and environmental settings for endurance, LORENZATELIERS creates architecture of purpose and validity. With new offices opening in Italy in 2018, this globally collaborative yet locally rooted firm continues to shape sustainable futures.