

next

NEXT ARCHITECTURE S.A.  
Route du Golf 44,  
3963 Crans VS  
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## La Bergère

17 juillet 2024

Dossier PC

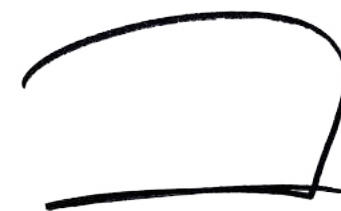
Plan d'implantation

Rue Général Guisan

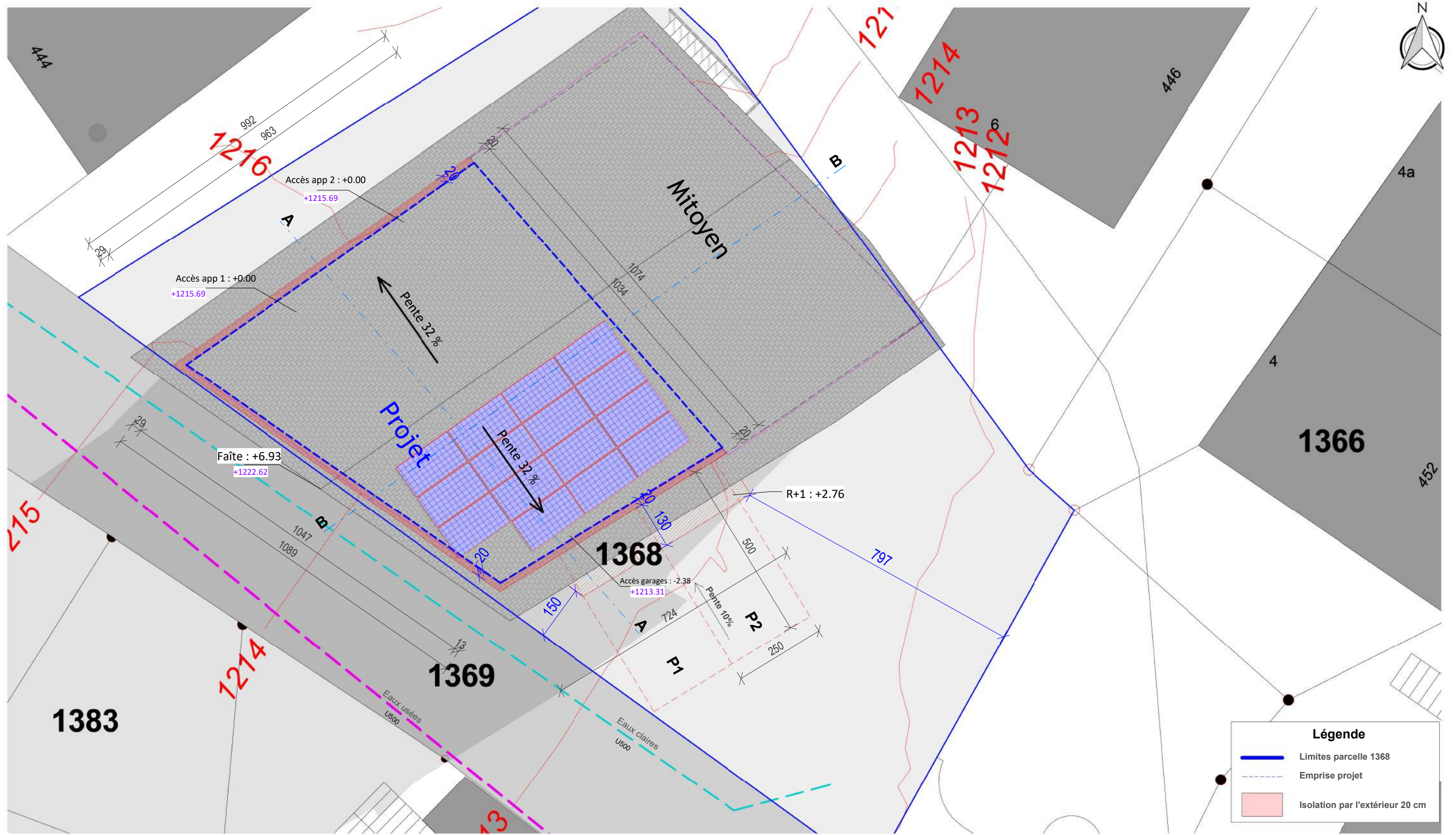
Parcelle 1368

1 : 200

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**Légende**

- Limites parcelle 1368
- Emprise projet
- Isolation par l'extérieur 20 cm

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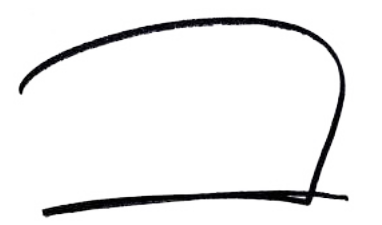
Plan cadastral

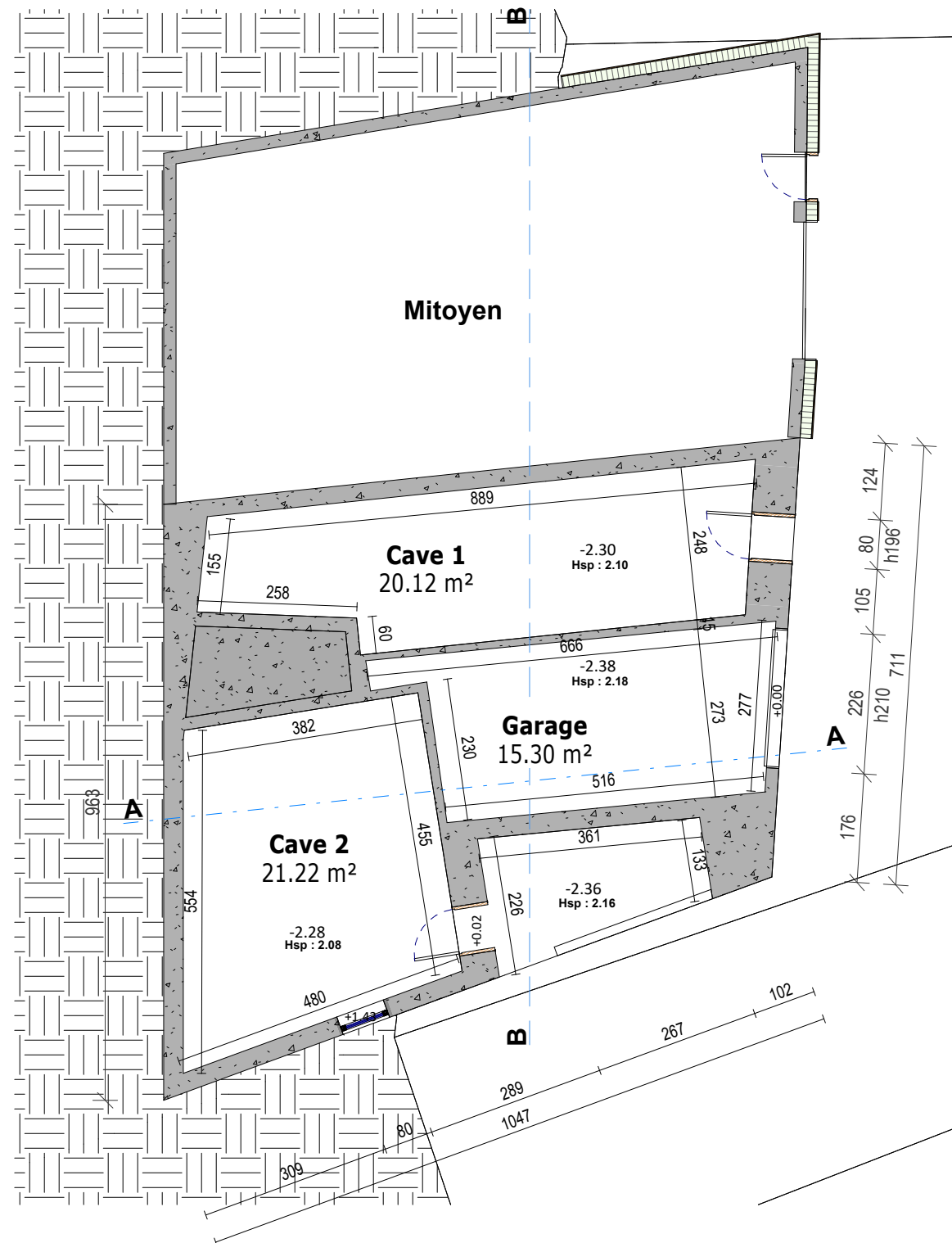
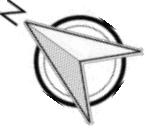
Rue Général Guisan

Parcelle 1368

1 : 100

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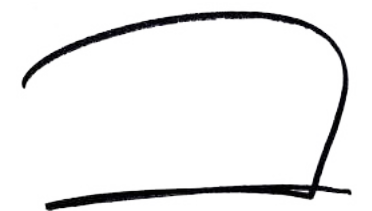
Existant - Plan du Sous sol

Rue Général Guisan

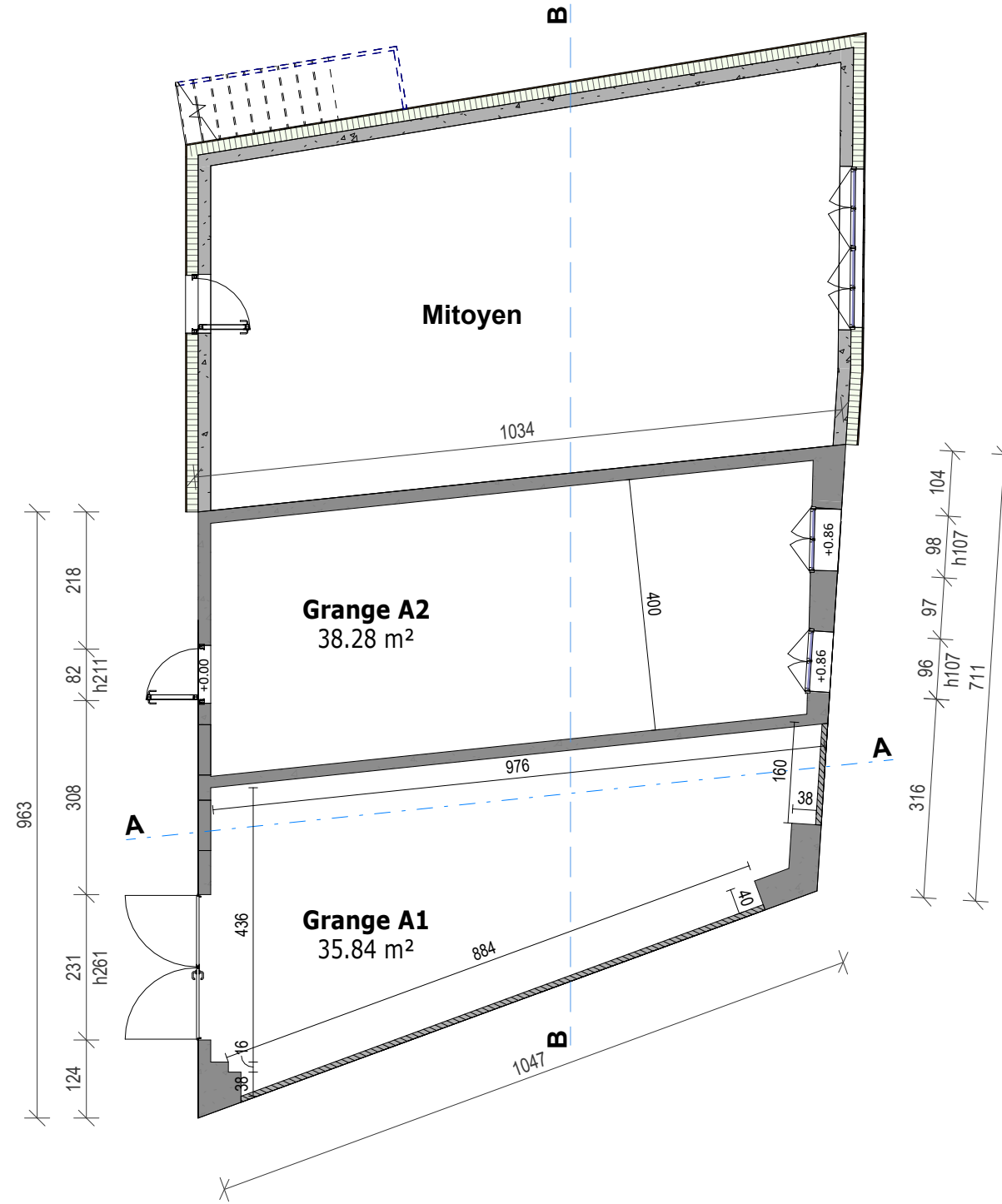
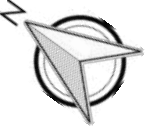
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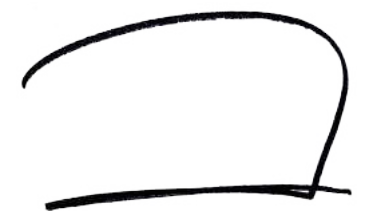
Existant - Plan du Rdc

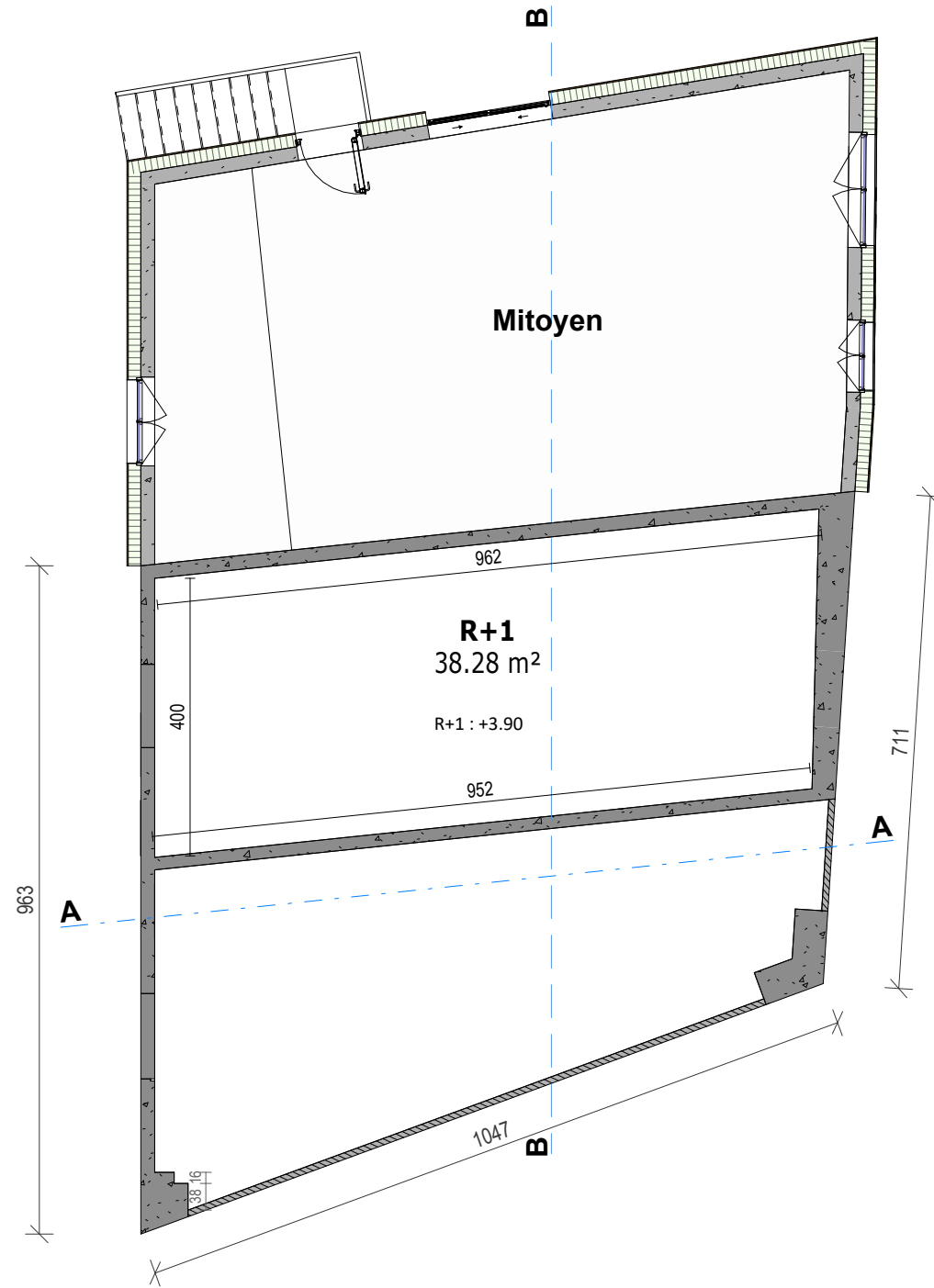
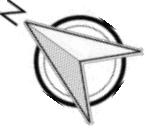
Rue Général Guisan

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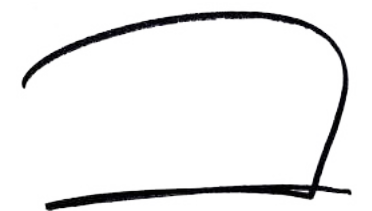
Existant - Plan R+1

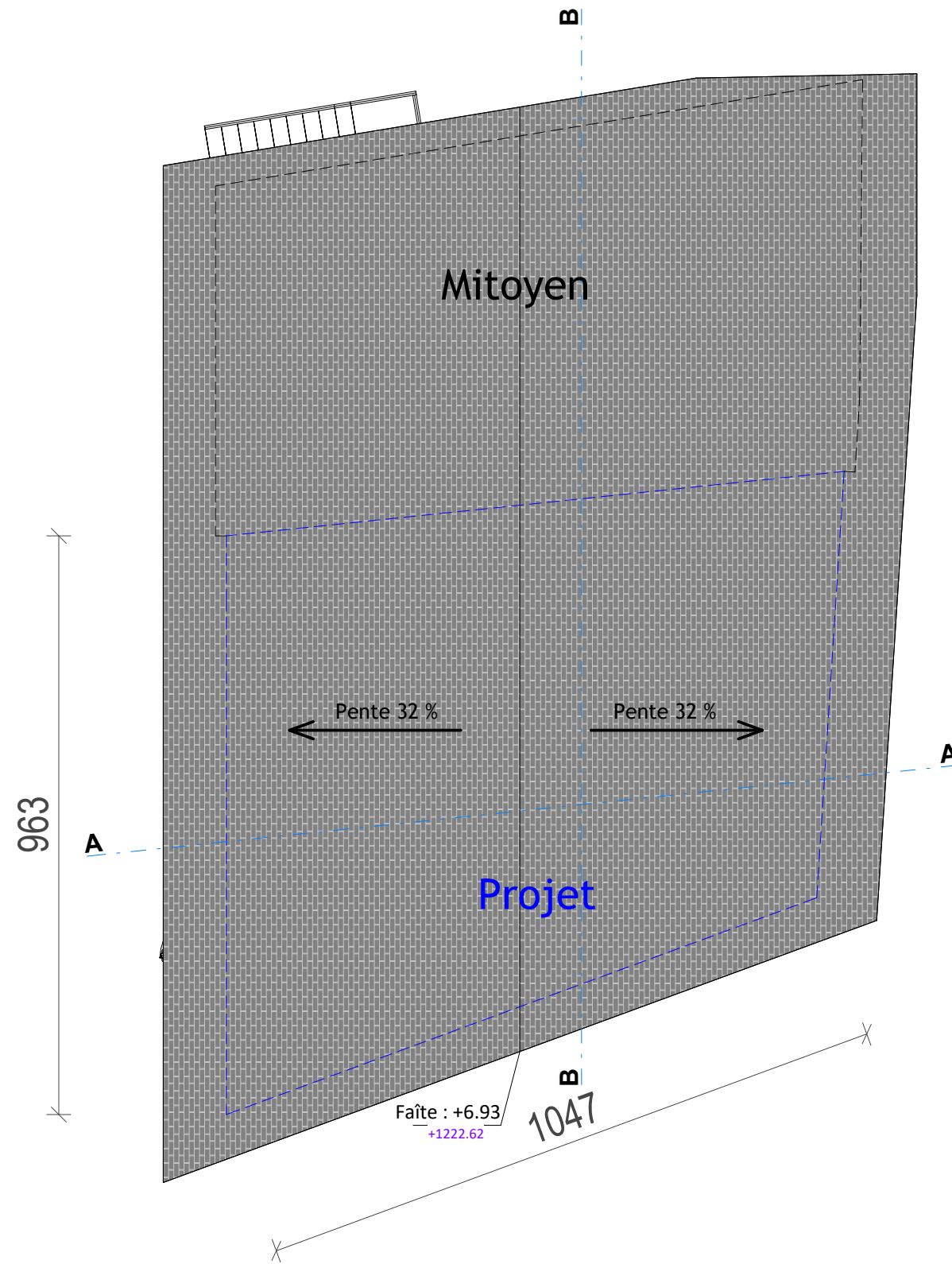
Rue Général Guisan

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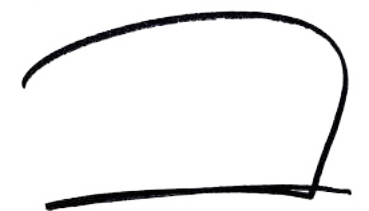
Existant - Plan de Toiture

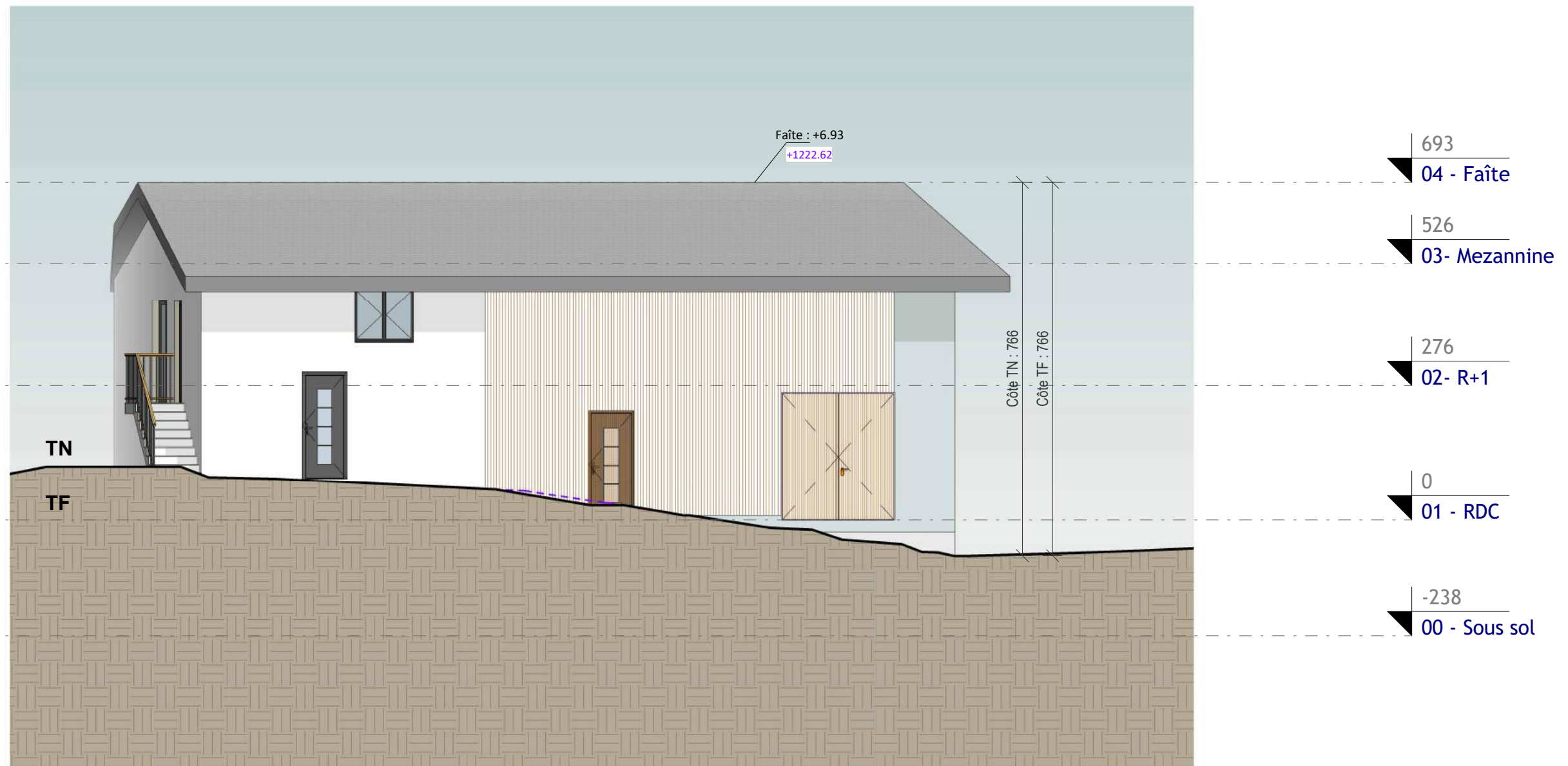
Rue Général Guisan

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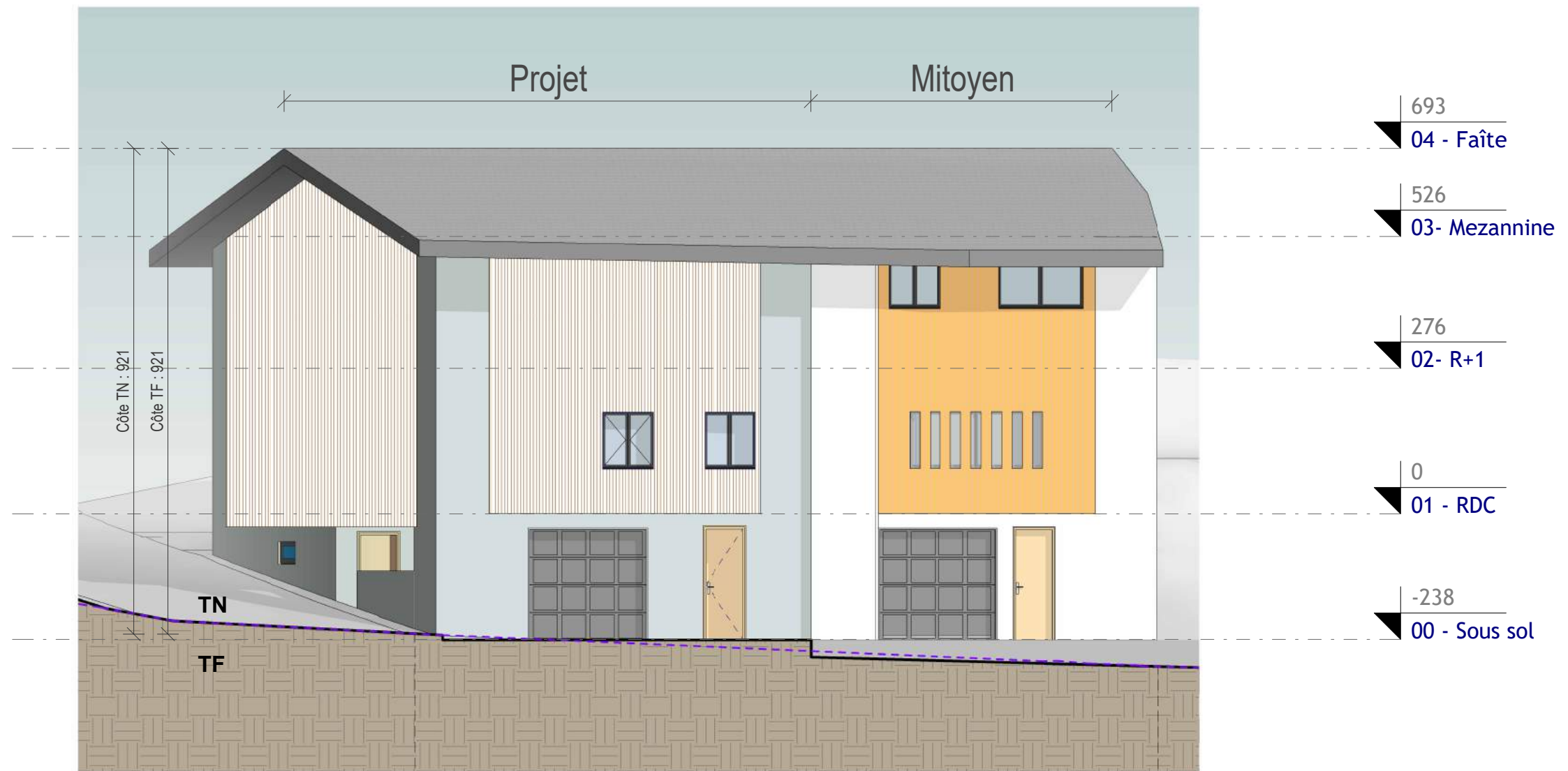
Existant - Façade Nord-est

Rue Général Guisan

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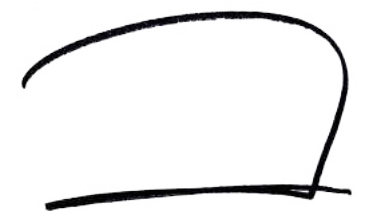
Existant - Façade Sud-est

Rue Général Guisan

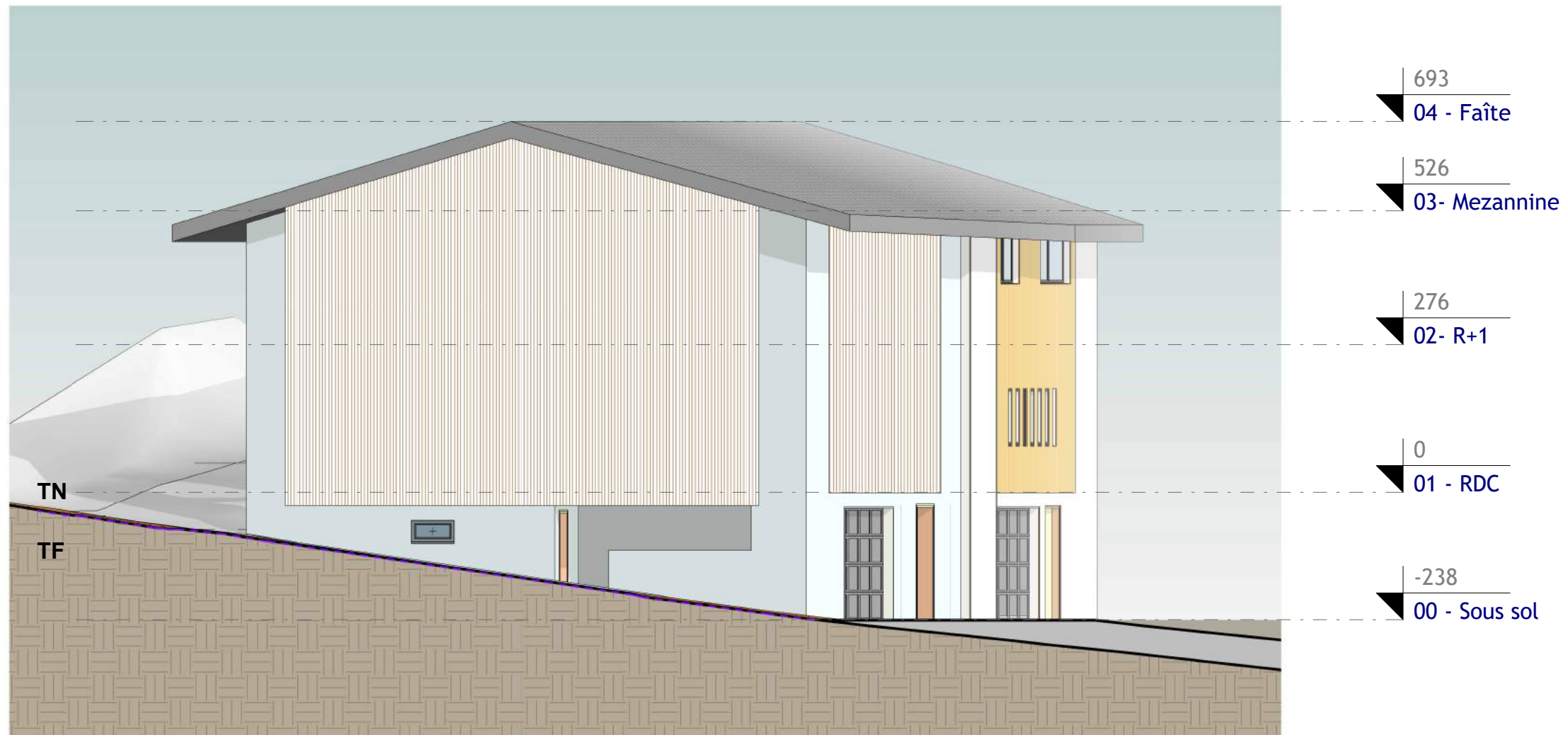
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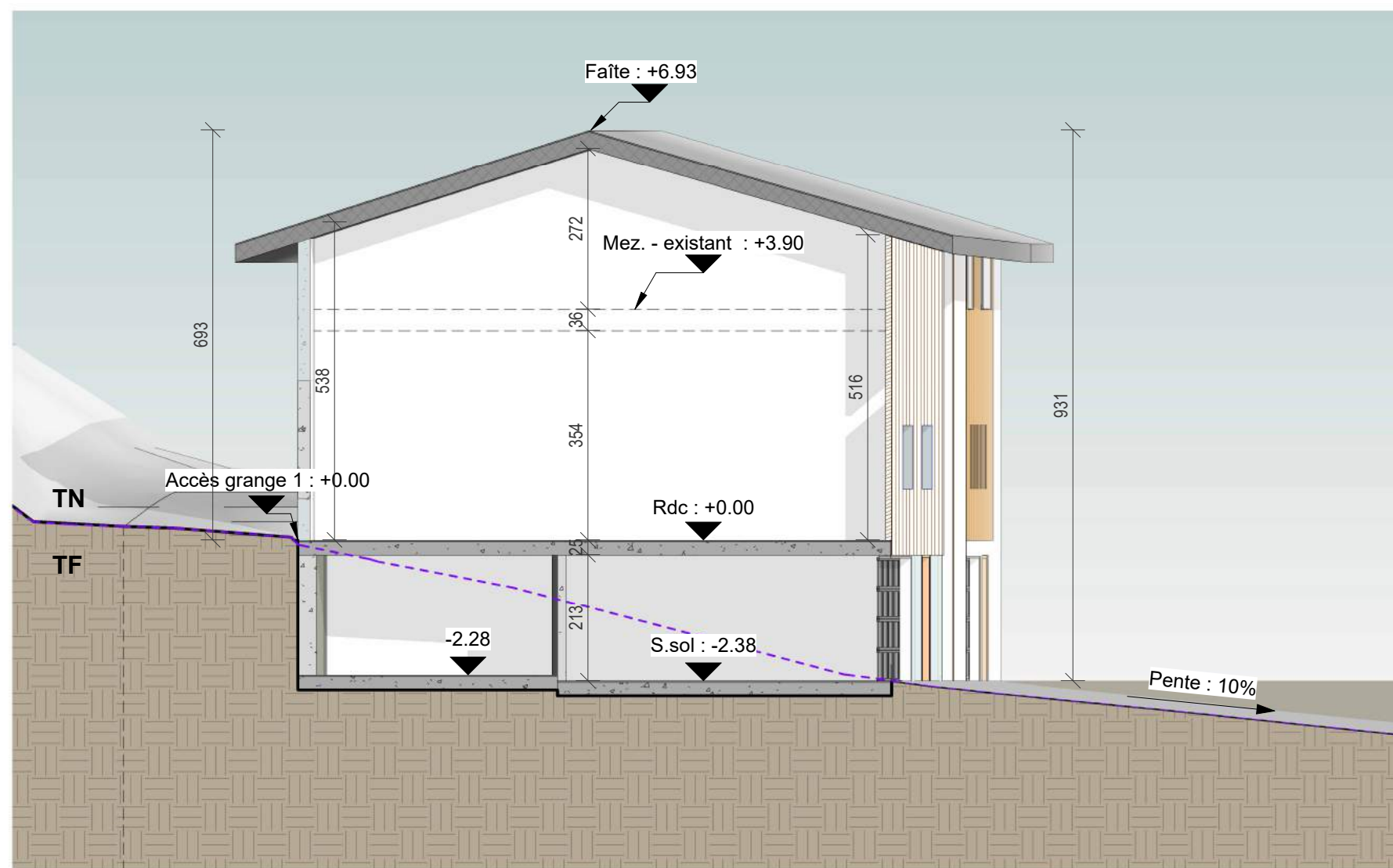
Existant - Façade Sud-ouest

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Existant - Coupe AA

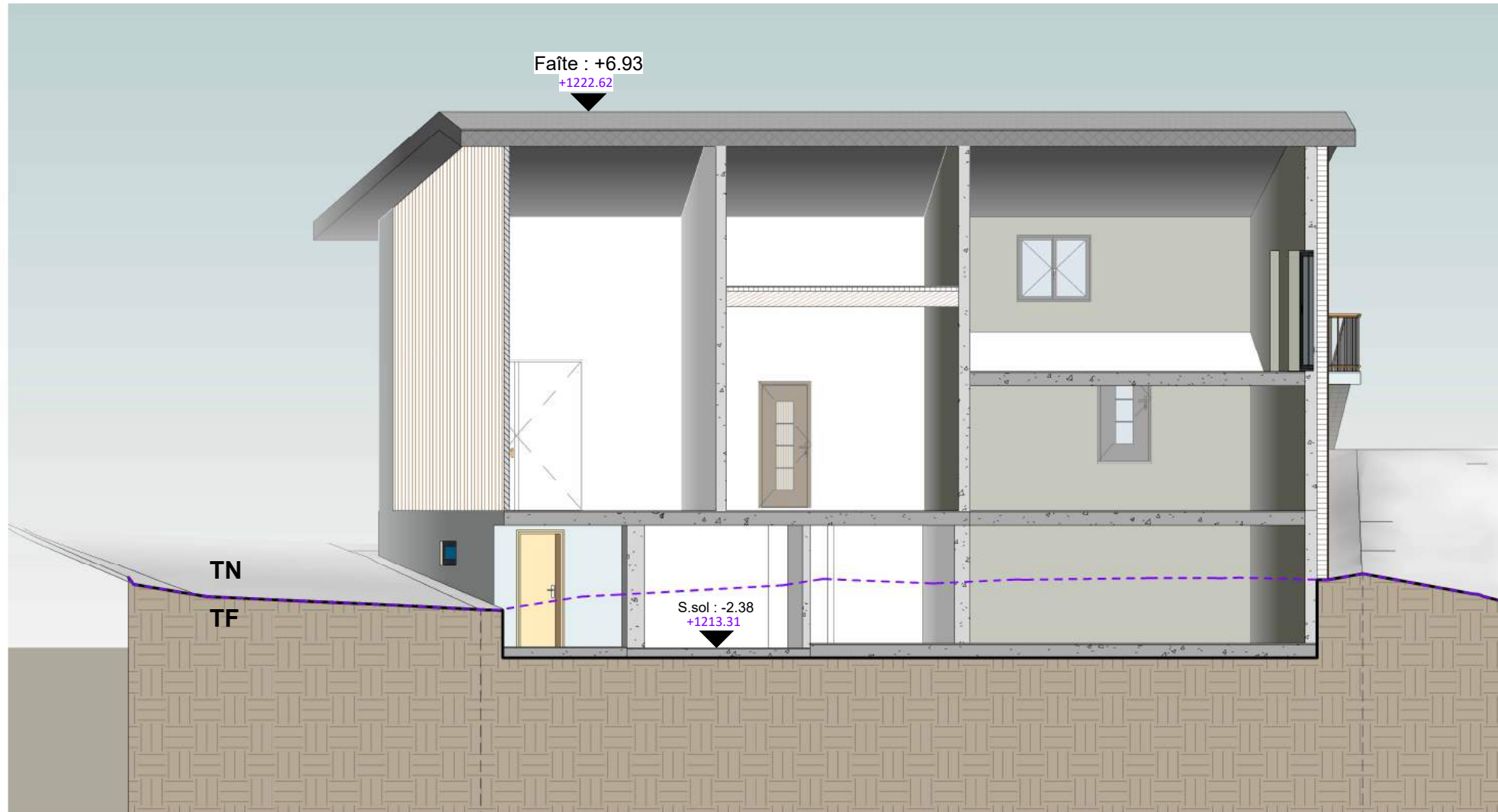
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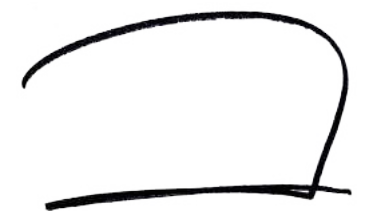
Existant - Coupe BB

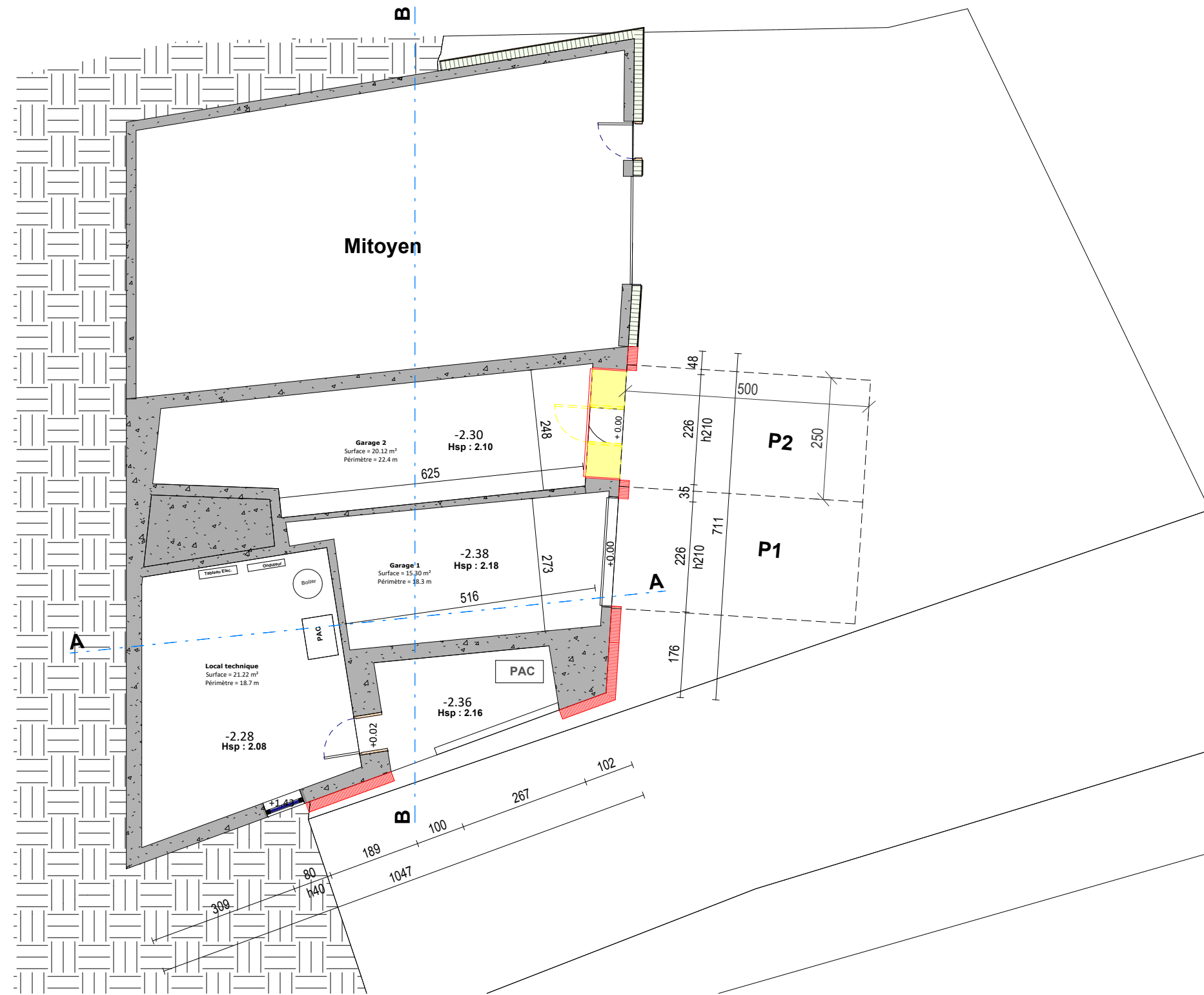
Rue Général Guisan

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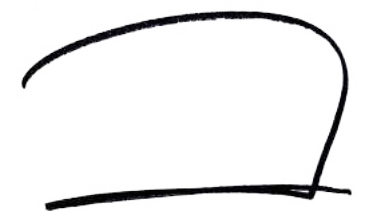
Projet - Plan du Sous sol

Rue Général Guisan

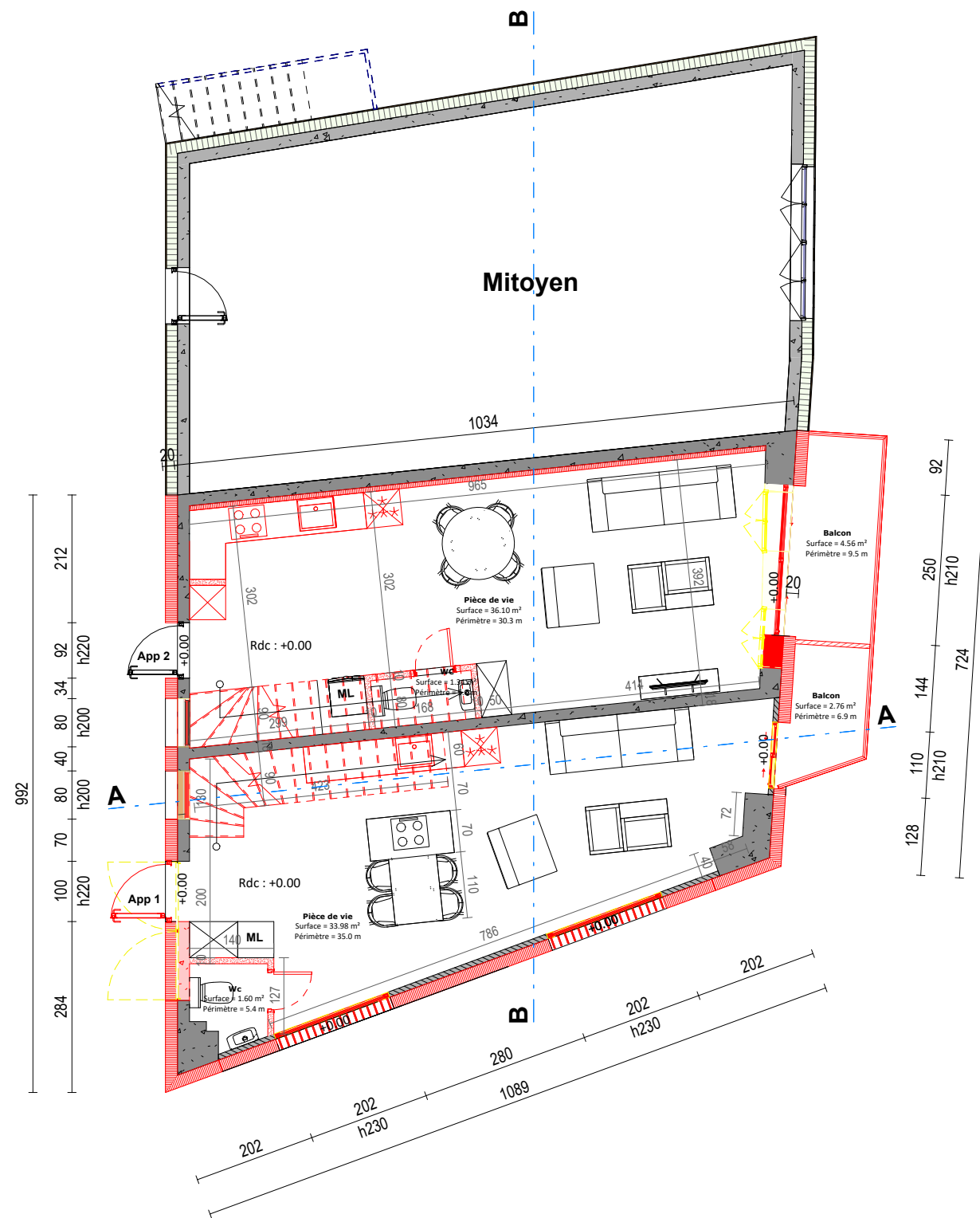
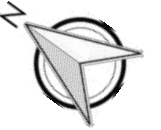
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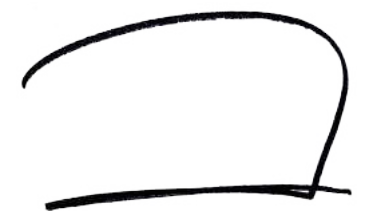
Projet - Plan du Rdc

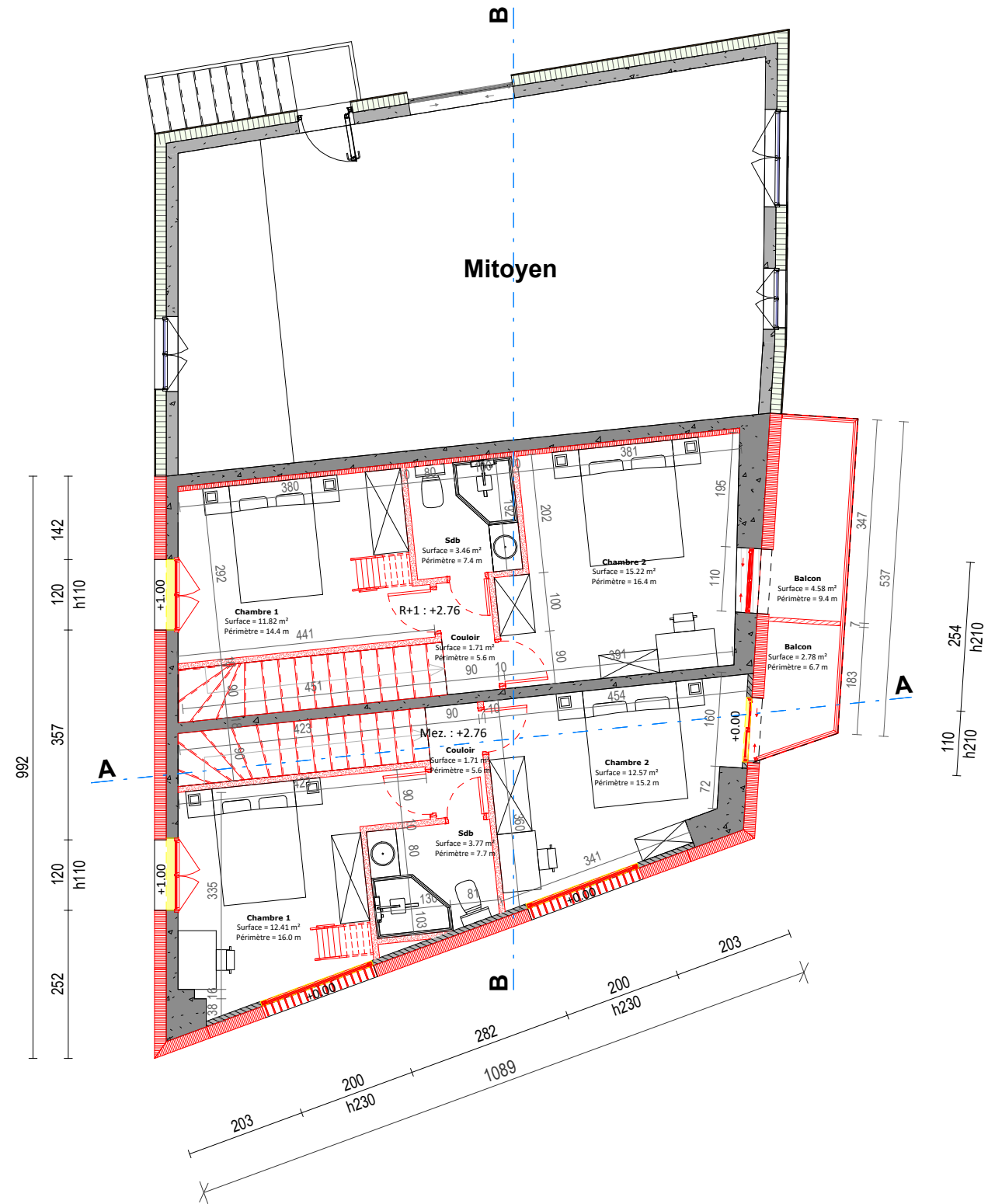
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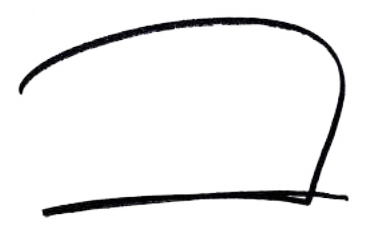
Projet - Plan R+1

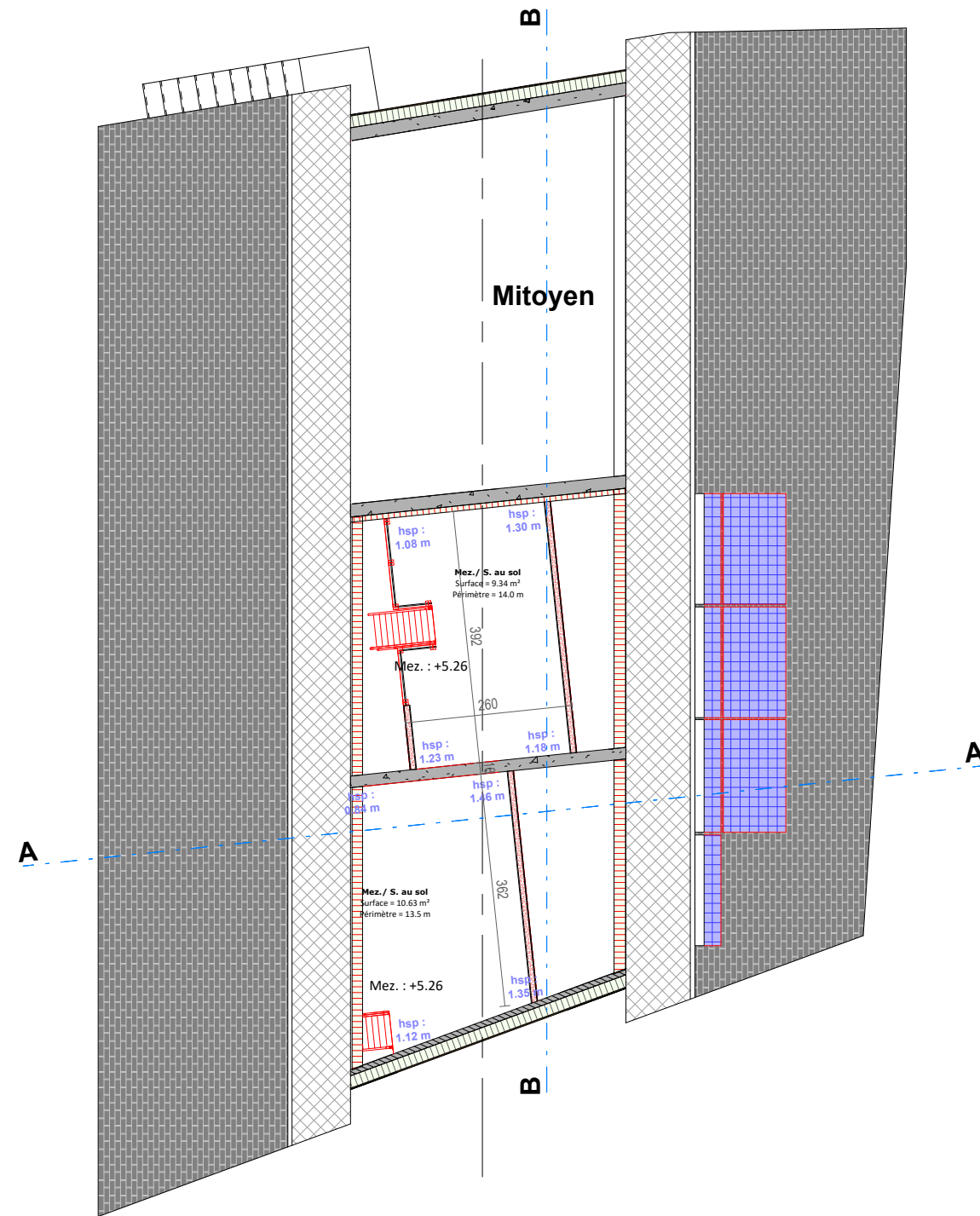
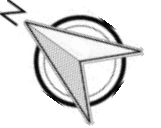
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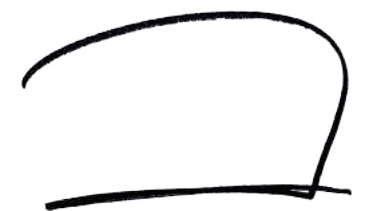
Projet - Plan Mezzanine

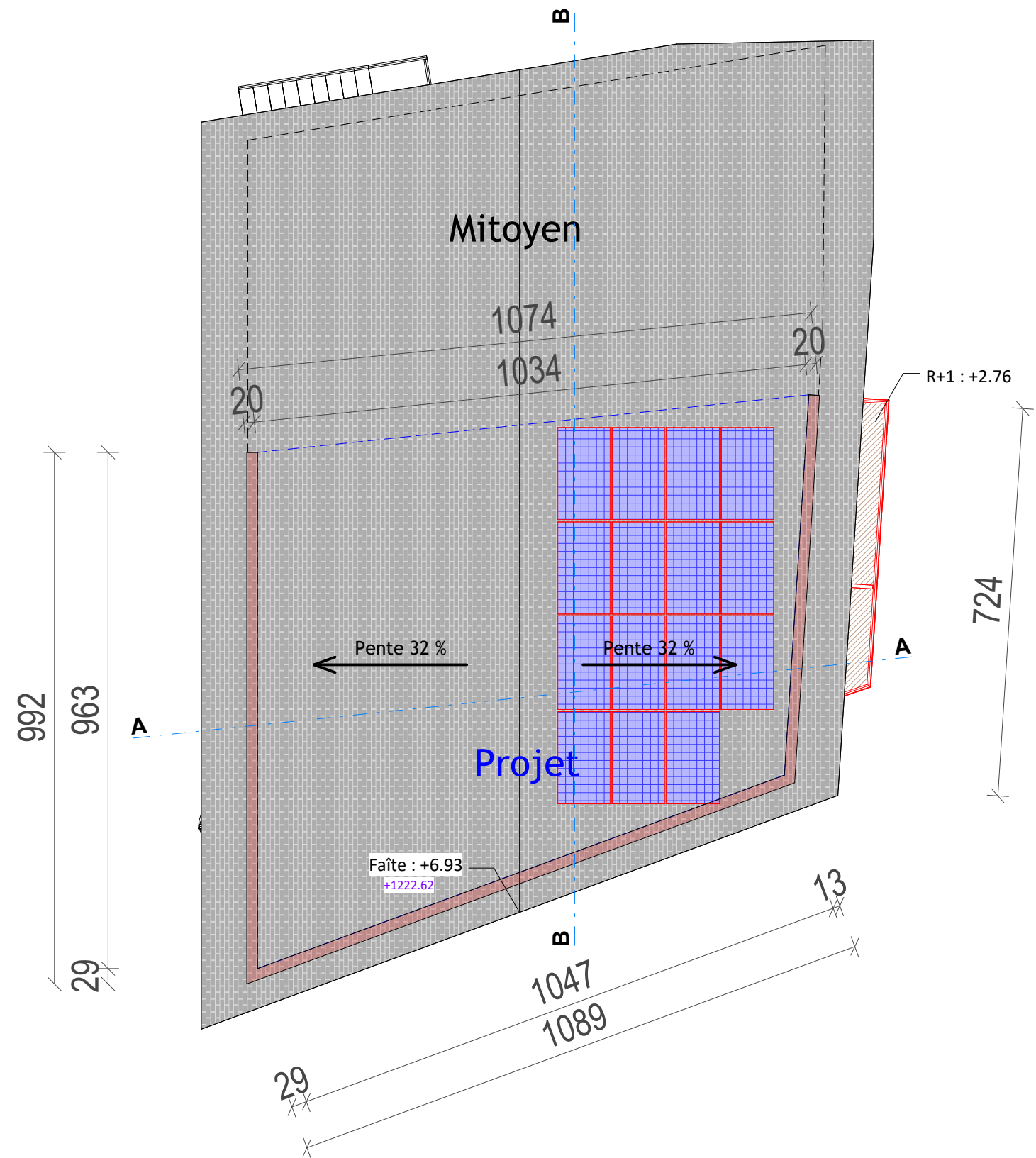
Rue Général Guisan

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**Toiture**  
 Surface tuiles ( projet ) : 115 m<sup>2</sup>  
 Surface PV : 28 m<sup>2</sup>

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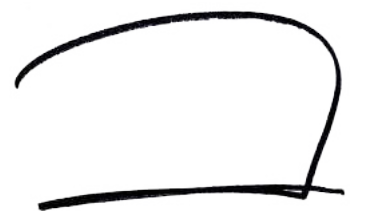
Projet - Plan de Toiture

Rue Général Guisan

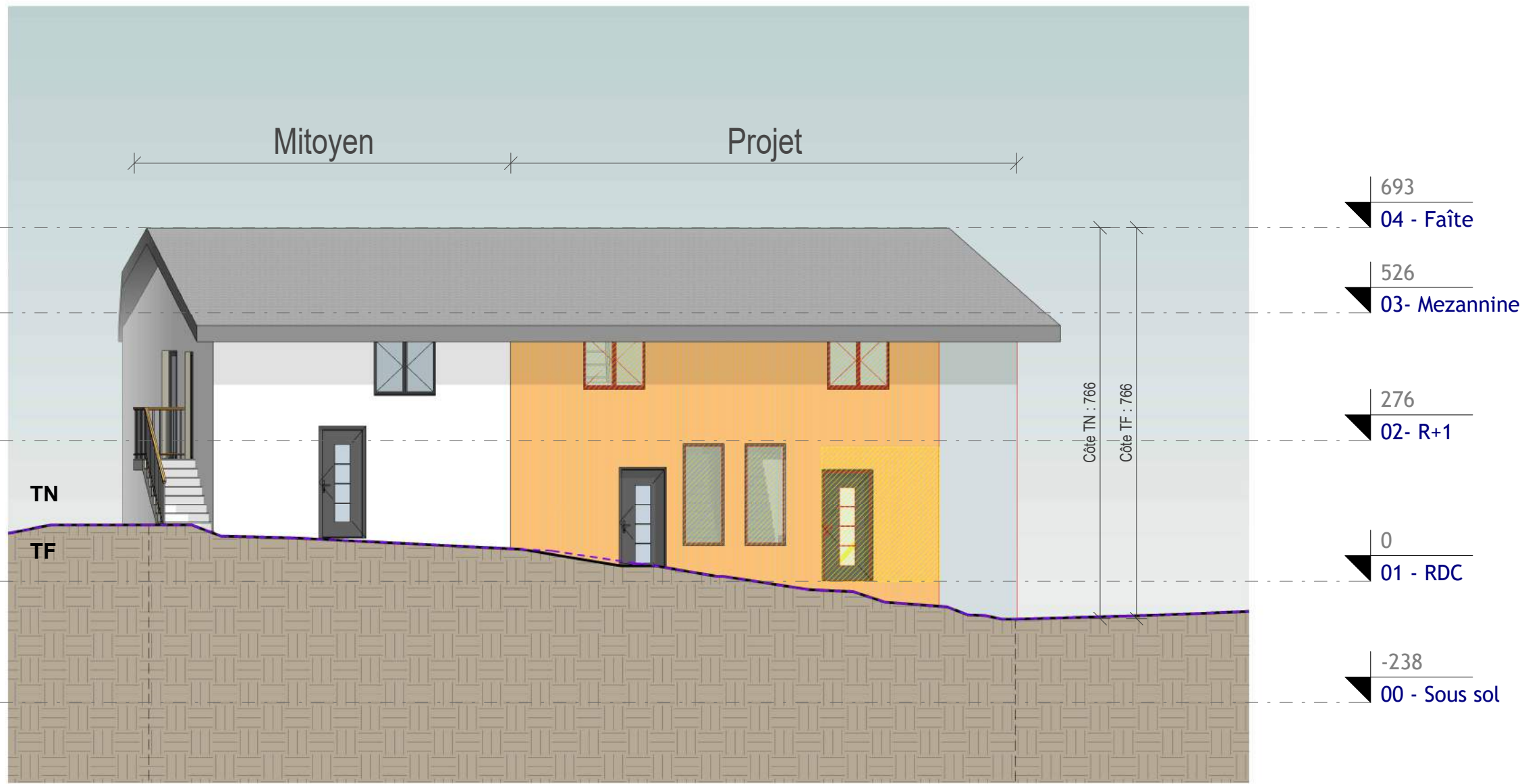
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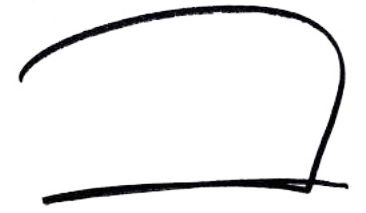
Projet - Façade Nord-est

Rue Général Guisan

Parcelle 1368

1 : 100

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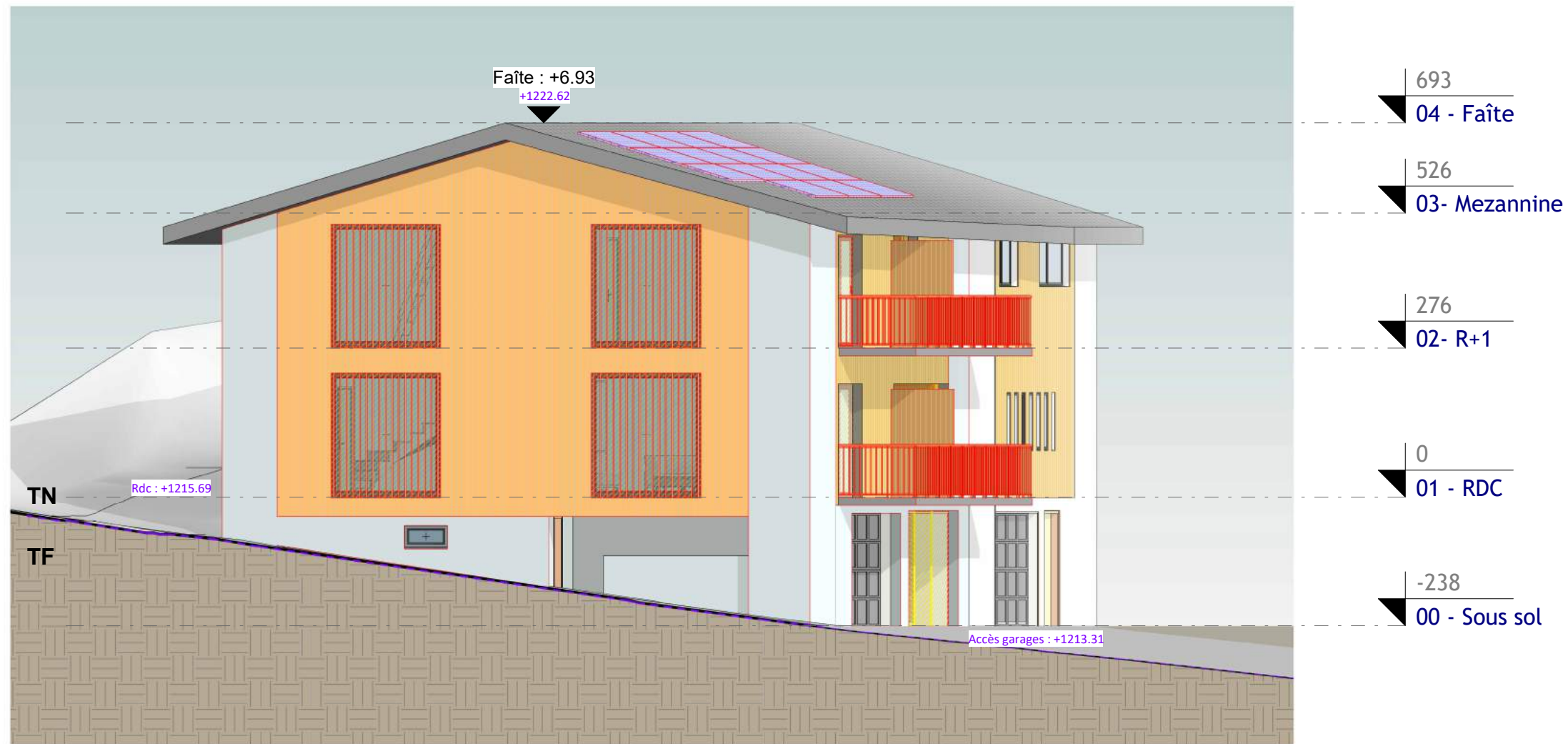


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<h2>La Bergère</h2>		
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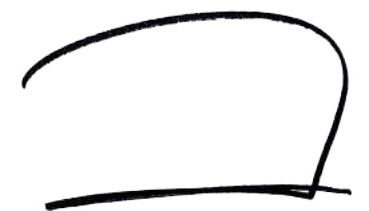
Projet - Façade Sud-ouest

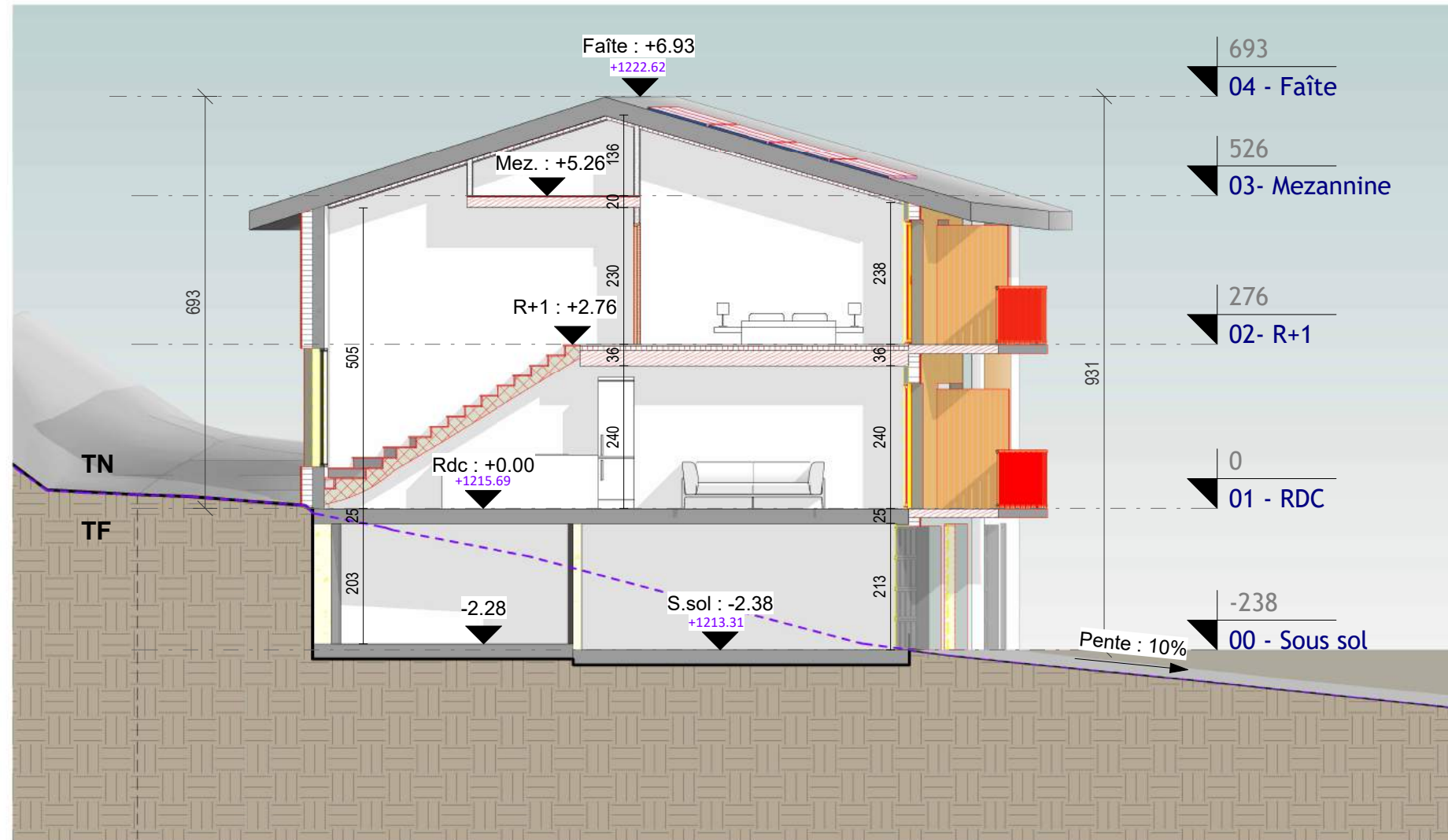
Rue Général Guisan

Parcelle 1368

1 : 100

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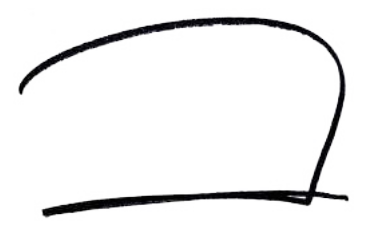


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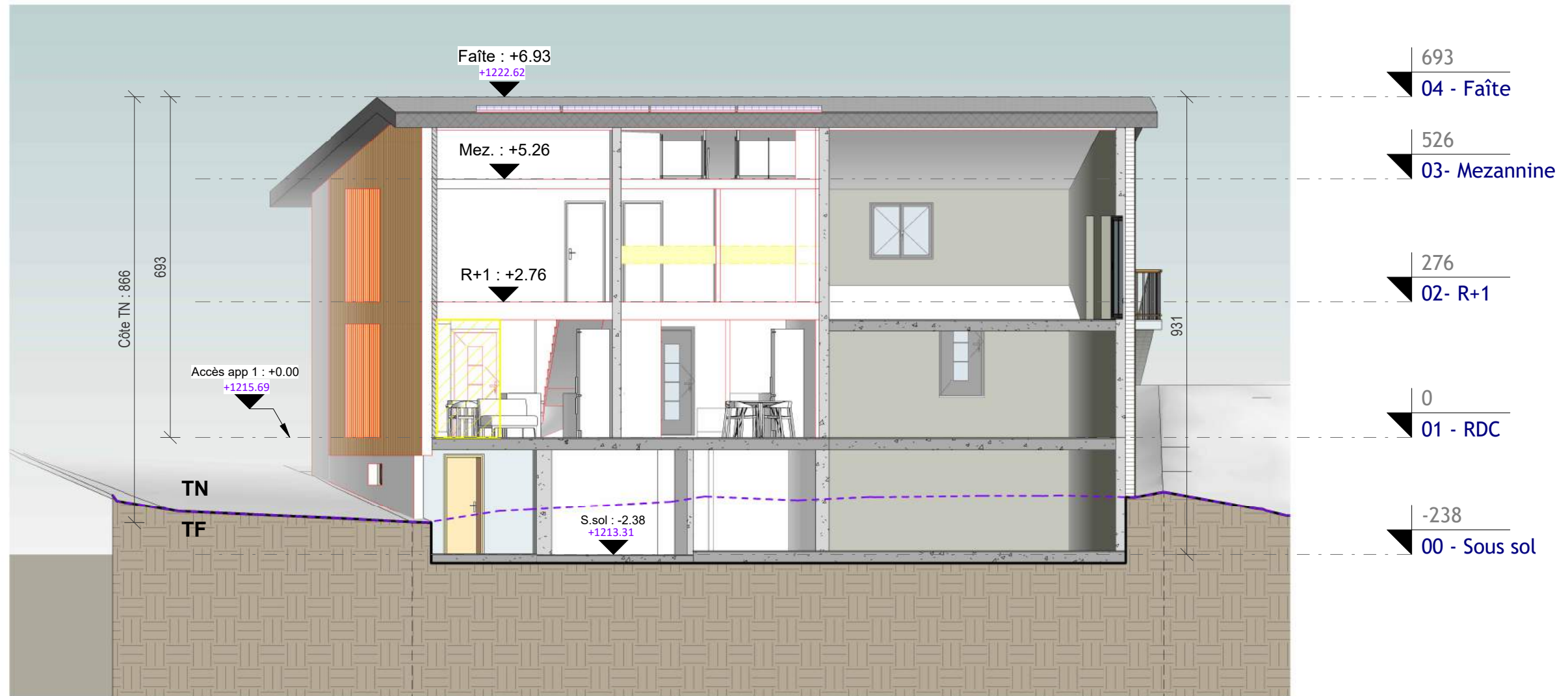
# La Bergère

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Rue Général Guisan	Parcelle 1368	1 : 100

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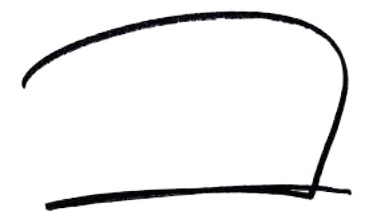
Projet - Coupe BB

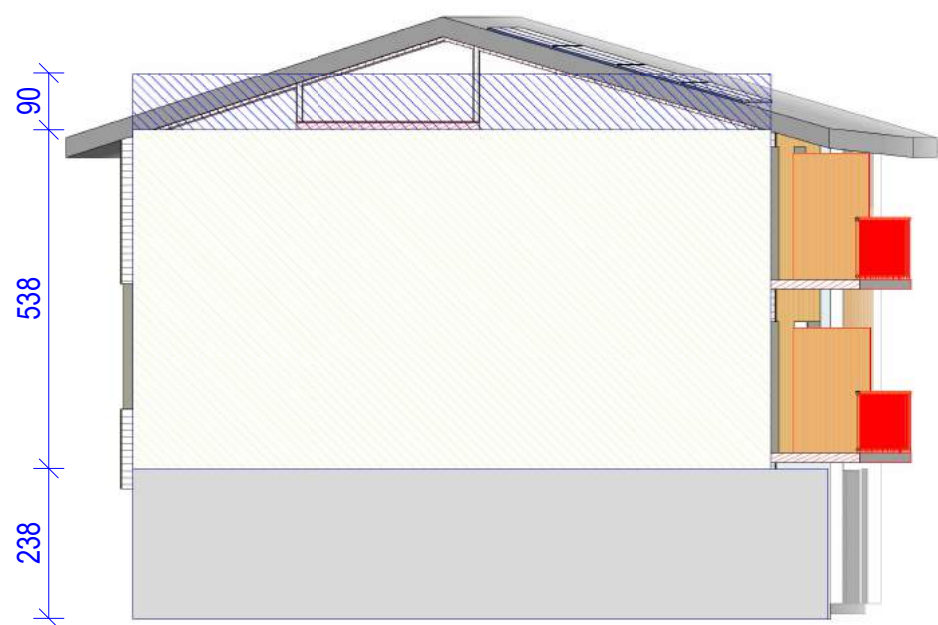
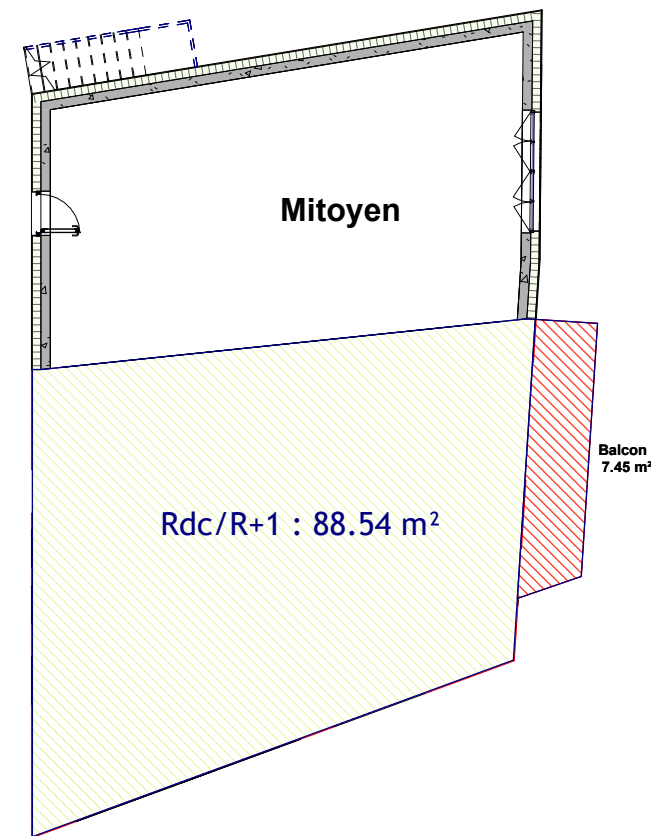
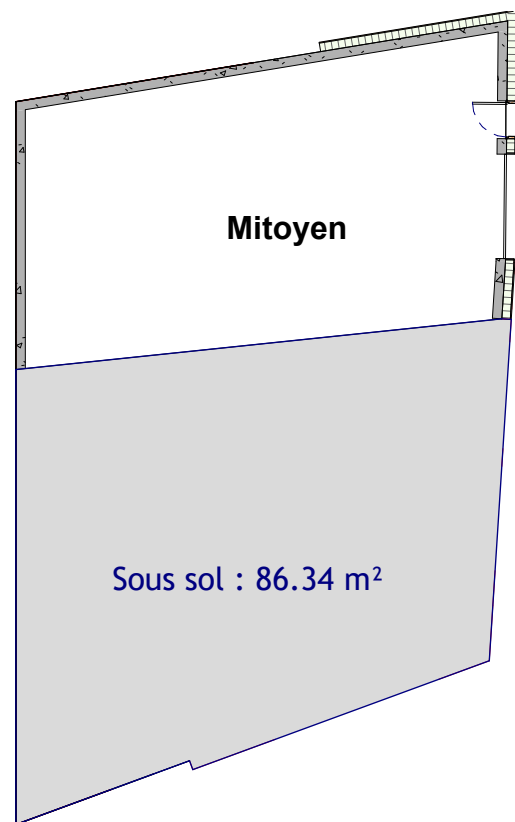
Rue Général Guisan

Parcelle 1368

1 : 100

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**Volume SIA 116**

Sous sol :  $86.34 \times 2.38 = 205.49 \text{ m}^3$

Rdc/ R+1 :  $88.54 \times 5.38 = 476.35 \text{ m}^3$

Toiture :  $88.54 \times 0.90 = 79.69 \text{ m}^3$

Balcons :  $7.45 \times 2 \times 1.15 = 17.14 \text{ m}^3$

**Volume SIA 116 : 778.66 m<sup>3</sup>**

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Esquisse

Projet - SIA 116

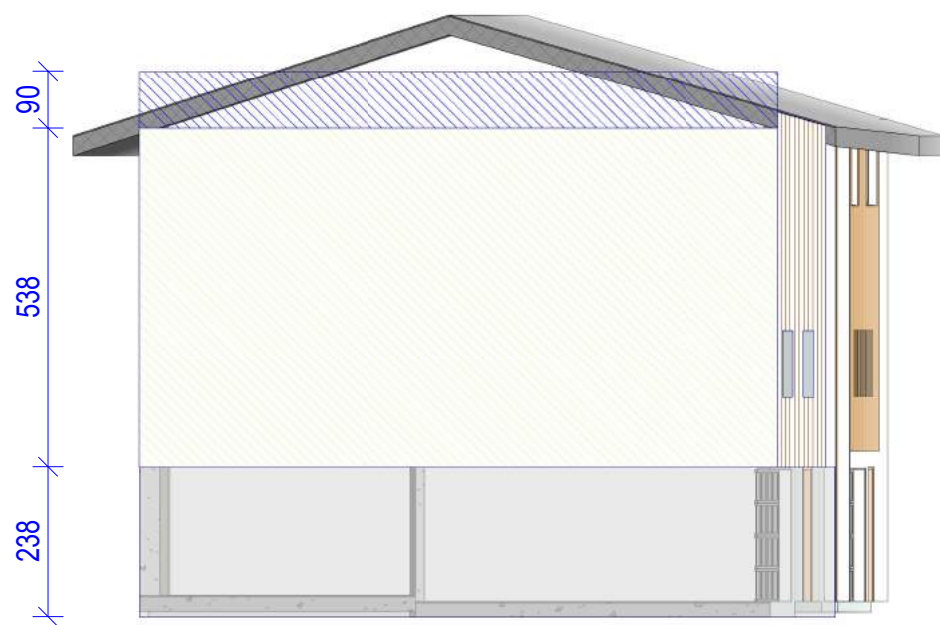
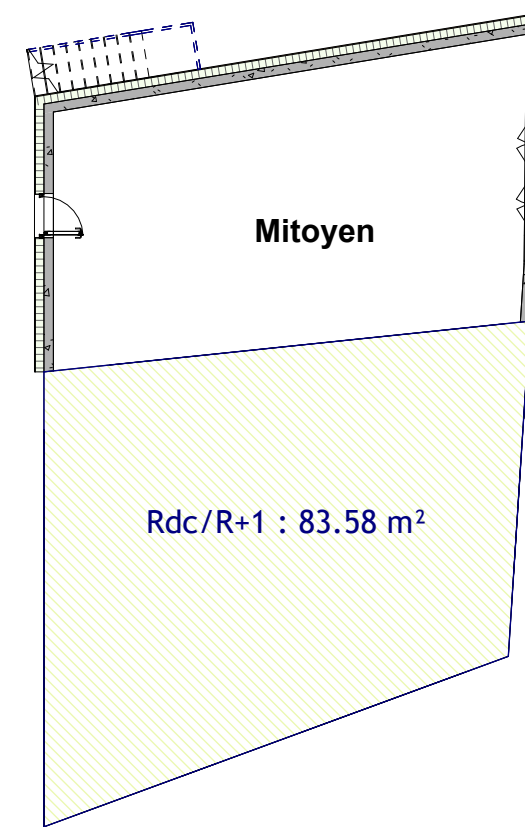
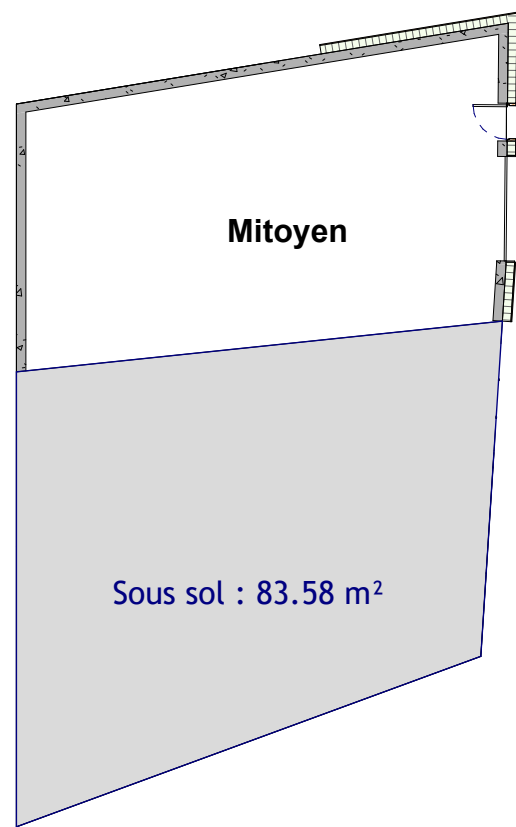
Rue Général Guisan

Parcelle 1368

-

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**Volume SIA 116**

Sous sol :  $83.58 \times 2.38 = 198.92 \text{ m}^3$

Rdc/ R+1 :  $83.58 \times 5.38 = 449.66 \text{ m}^3$

Toiture :  $83.58 \times 0.90 = 75.22 \text{ m}^3$

**Volume SIA 116 : 723.80 m<sup>3</sup>**

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Esquisse

Existant - SIA 116

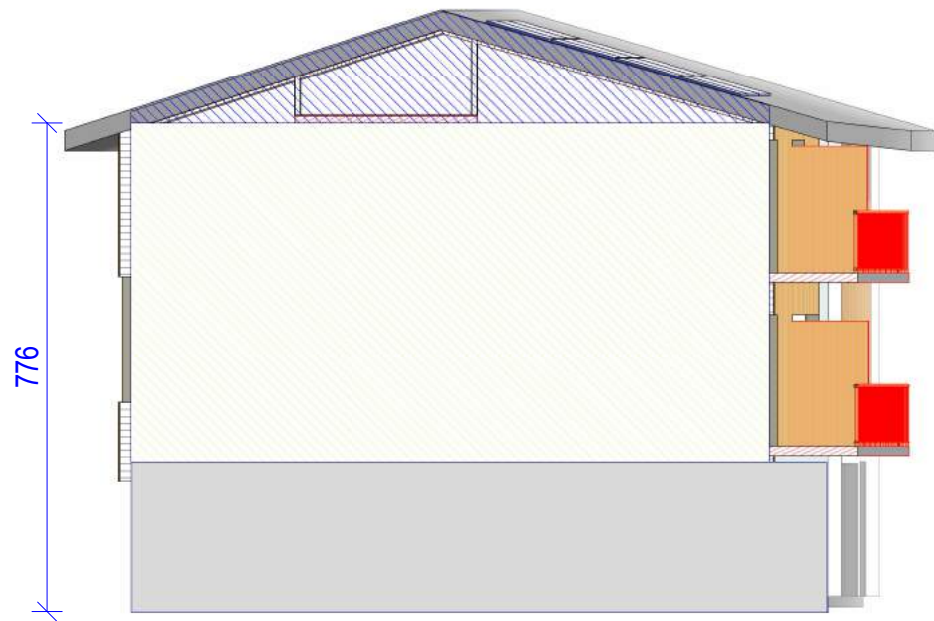
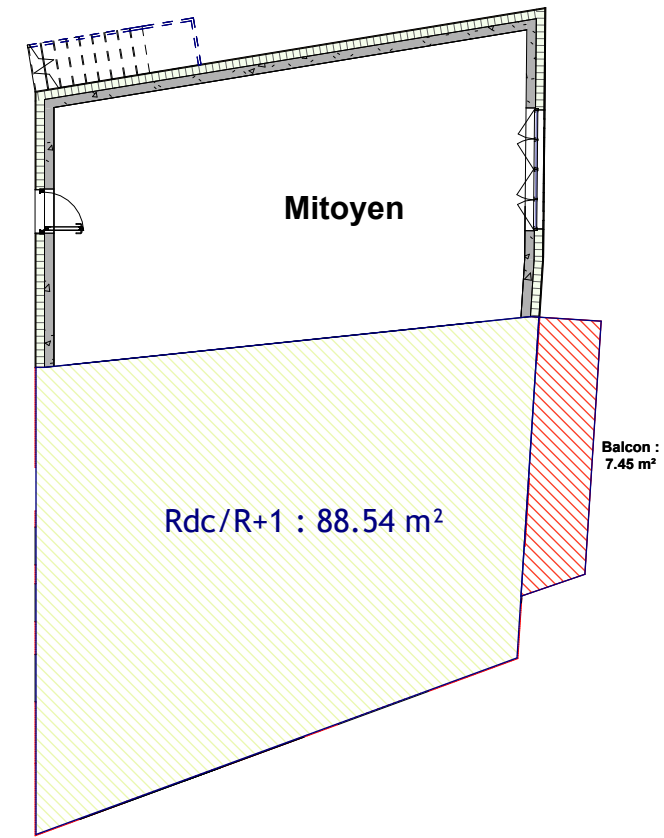
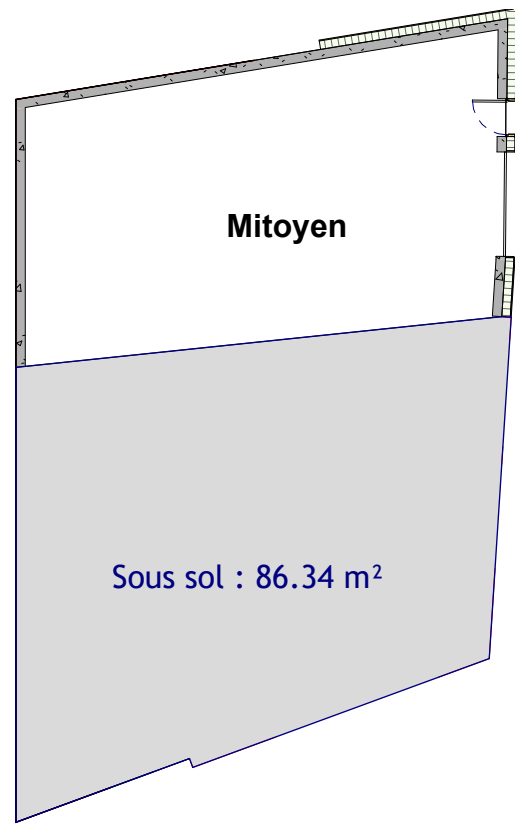
Rue Général Guisan

Parcelle 1368

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**Volume SIA 416**

Sous sol :  $86.34 \times 2.38 = 205.49 \text{ m}^3$

Rdc/ R+1 :  $88.54 \times 5.38 = 476.35 \text{ m}^3$

Toiture :  $34.49 \text{ m}^3$

Balcons :  $7.45 \times 2 \times 0.15 = 2.24 \text{ m}^3$

**Volume SIA 416 : 718.56 m<sup>3</sup>**

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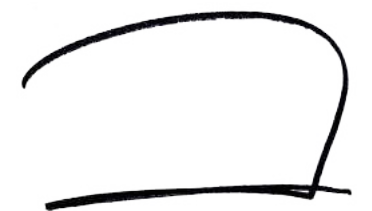
Projet - SIA 416

Rue Général Guisan

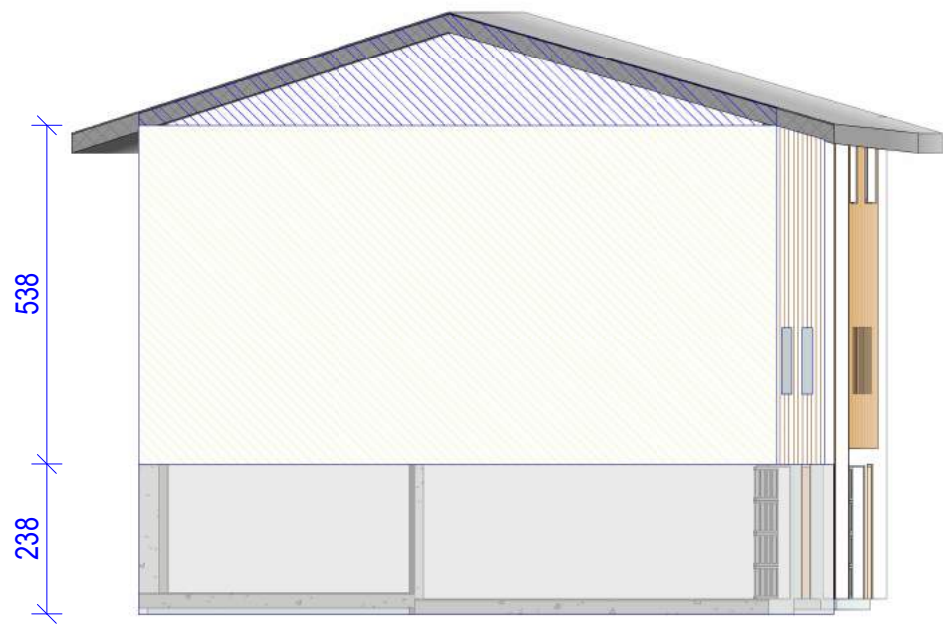
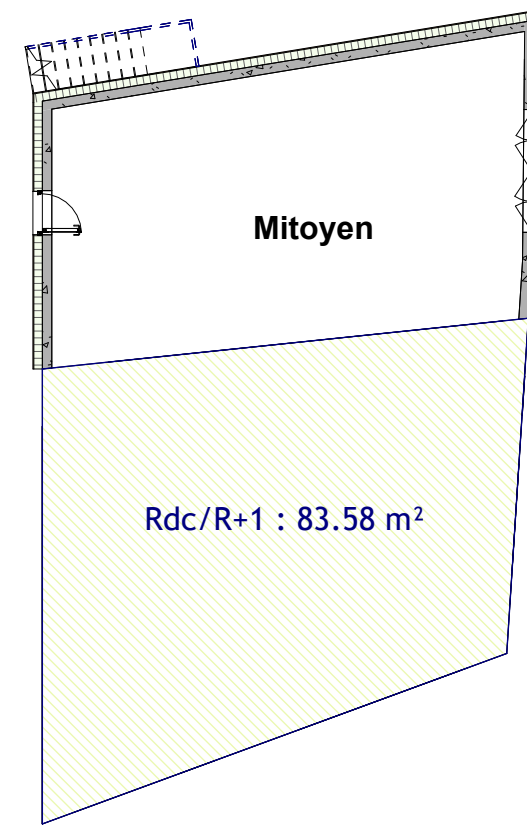
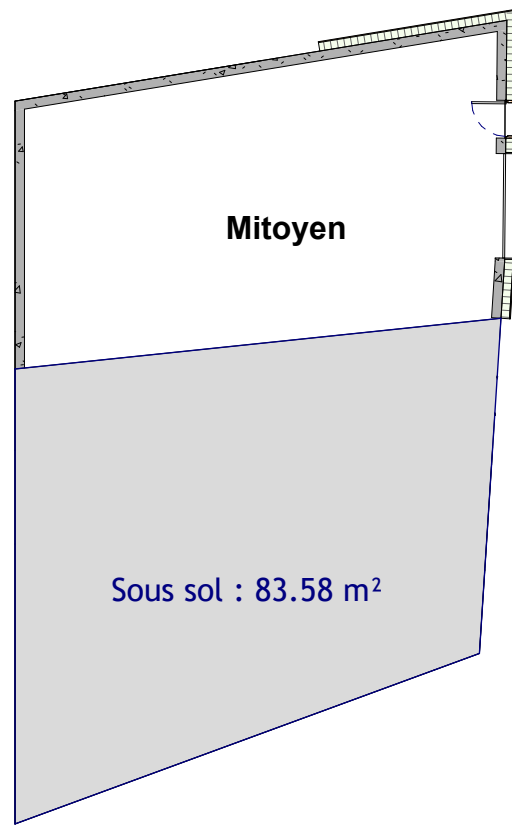
Parcelle 1368

-

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**Volume SIA 416**

Sous sol :  $83.58 \times 2.38 = 198.92 \text{ m}^3$

Rdc/ R+1 :  $83.58 \times 5.38 = 449.66 \text{ m}^3$

Toiture :  $34.49 \text{ m}^3$

**Volume SIA 416 : 683.07 m<sup>3</sup>**

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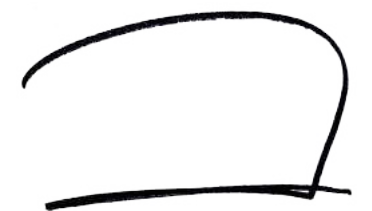
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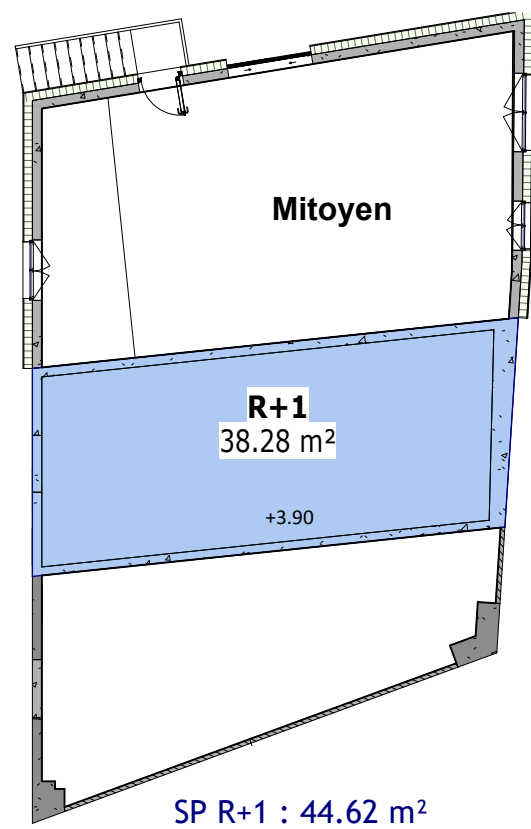
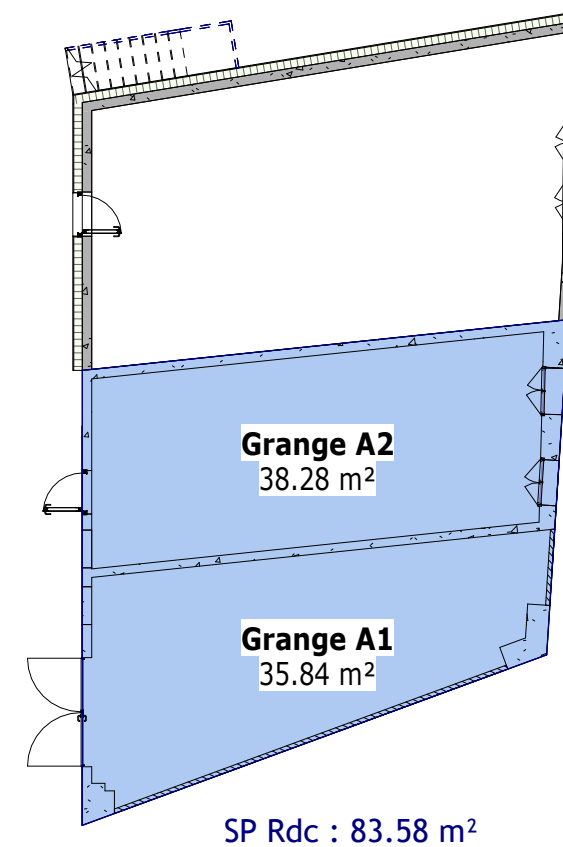
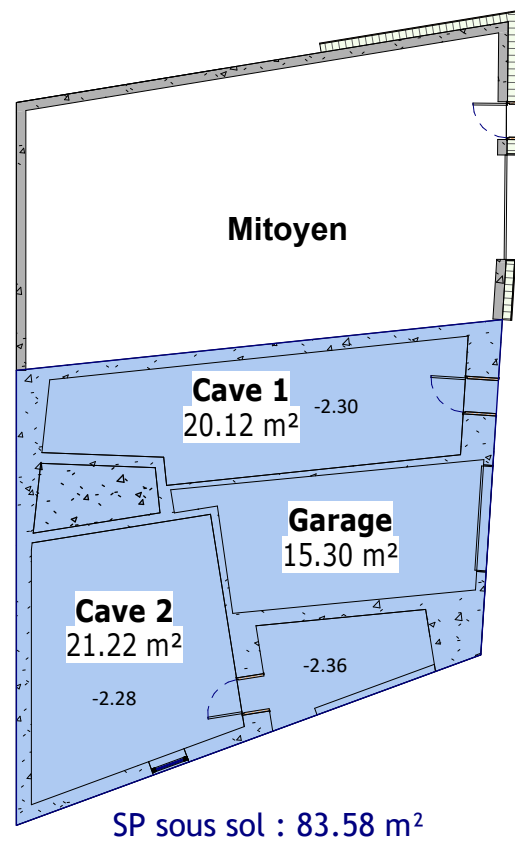
Rue Général Guisan

Parcelle 1368

-

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### Surface Plancher

Surface plancher : 83.58 + 83.58 + 44.62 = **211.78 m<sup>2</sup>**

Surface terrain déterminante : **326 m<sup>2</sup>**

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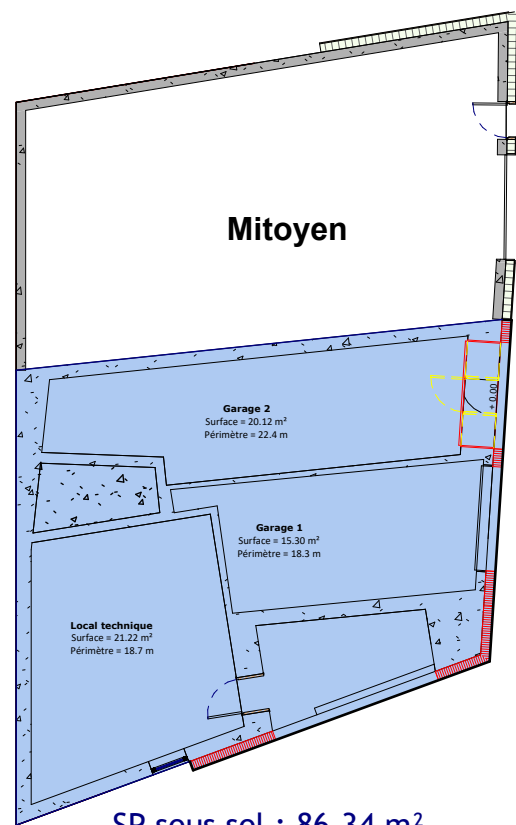
Existant - Surface plancher

Rue Général Guisan

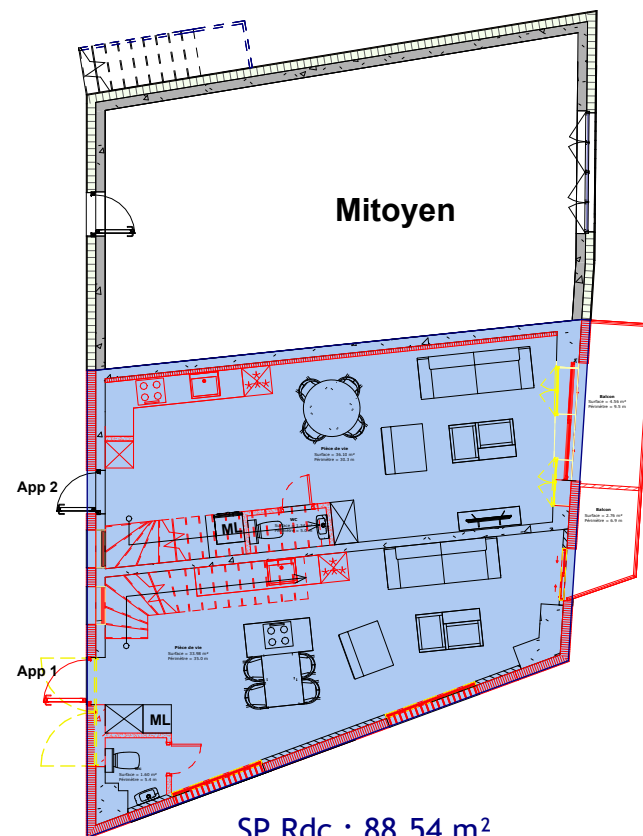
Parcelle 1368

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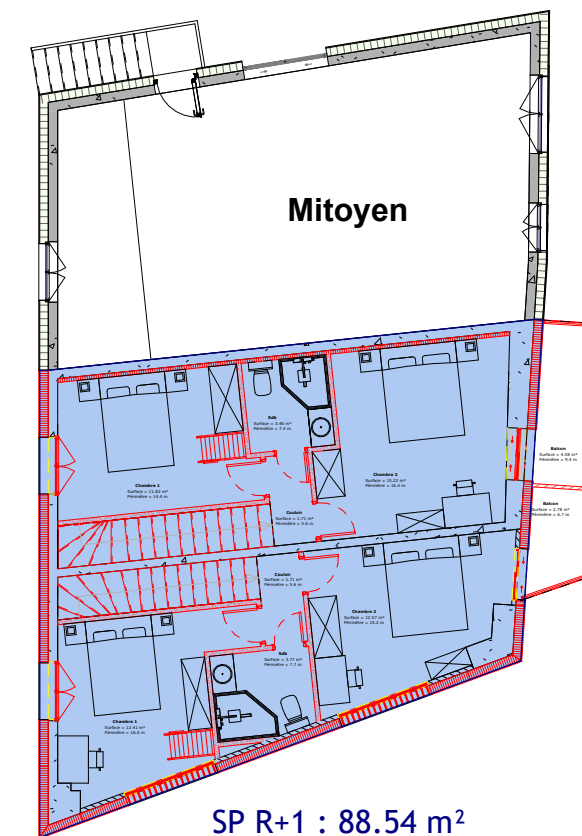
VISA Architecte



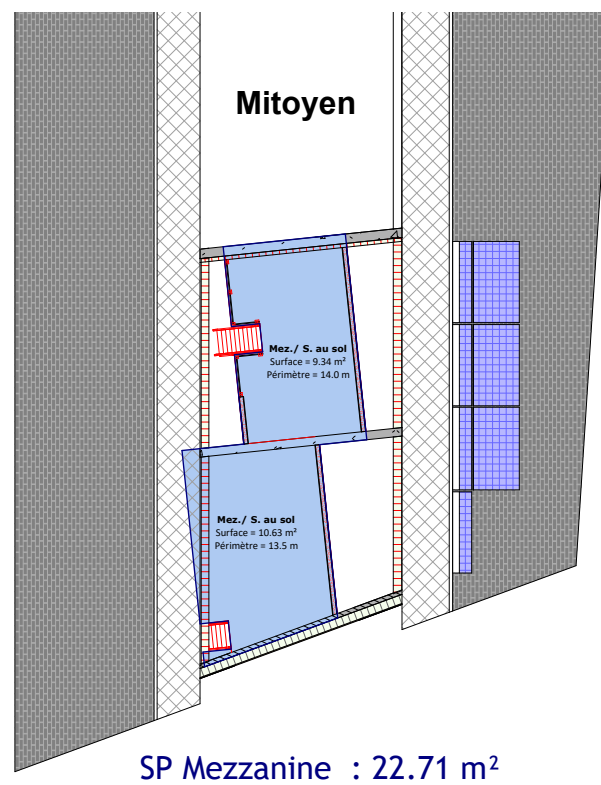
SP sous sol : 86.34 m<sup>2</sup>



SP Rdc : 88.54 m<sup>2</sup>



SP R+1 : 88.54 m<sup>2</sup>



SP Mezzanine : 22.71 m<sup>2</sup>

### Surface Plancher

Surface plancher : 86.34 + 88.54 + 88.54 + 22.71 = **286.13 m<sup>2</sup>**

Surface terrain determinante : **326 m<sup>2</sup>**

next

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3963 Crans VS  
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17 juillet 2024

Esquisse

Projet - Surface plancher

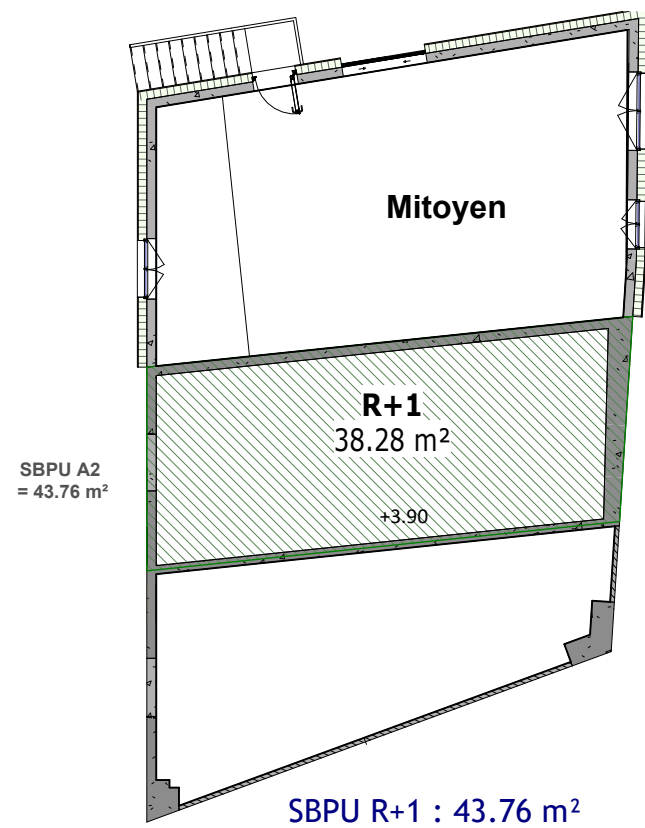
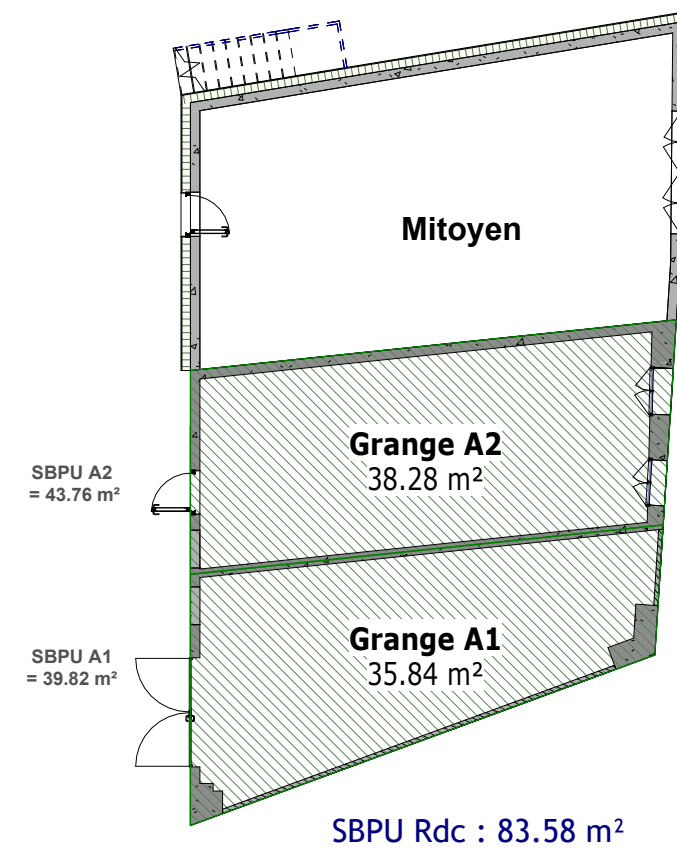
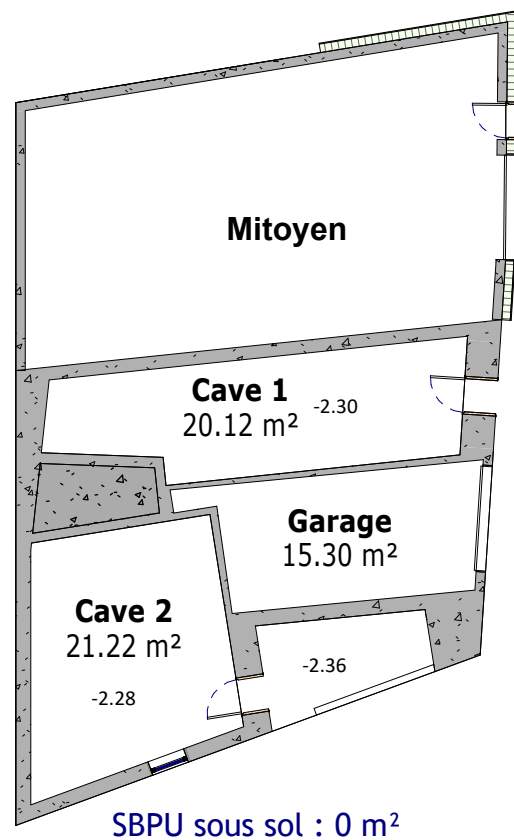
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**Surface SBPU**

Grange A1 : 39.82 m<sup>2</sup>

Grange A2 : 43.76 + 43.76 = 87.52 m<sup>2</sup>

**Somme SBPU = 127.34 m<sup>2</sup>**

next

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Route du Golf 44,  
3963 Crans VS  
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La Bergère

17 juillet 2024

Esquisse

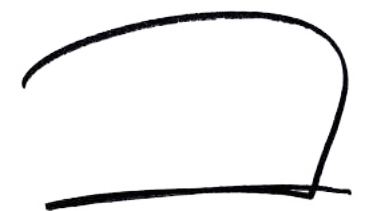
Existant - Surface SBPU

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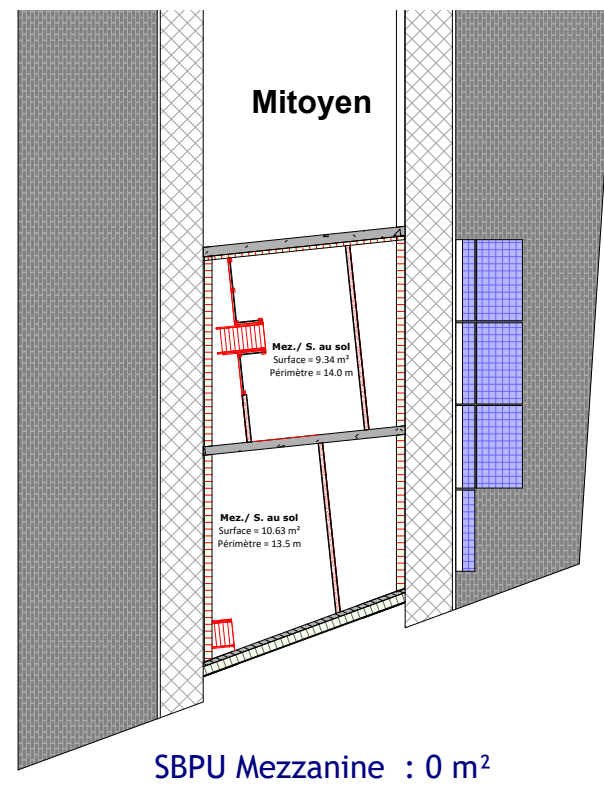
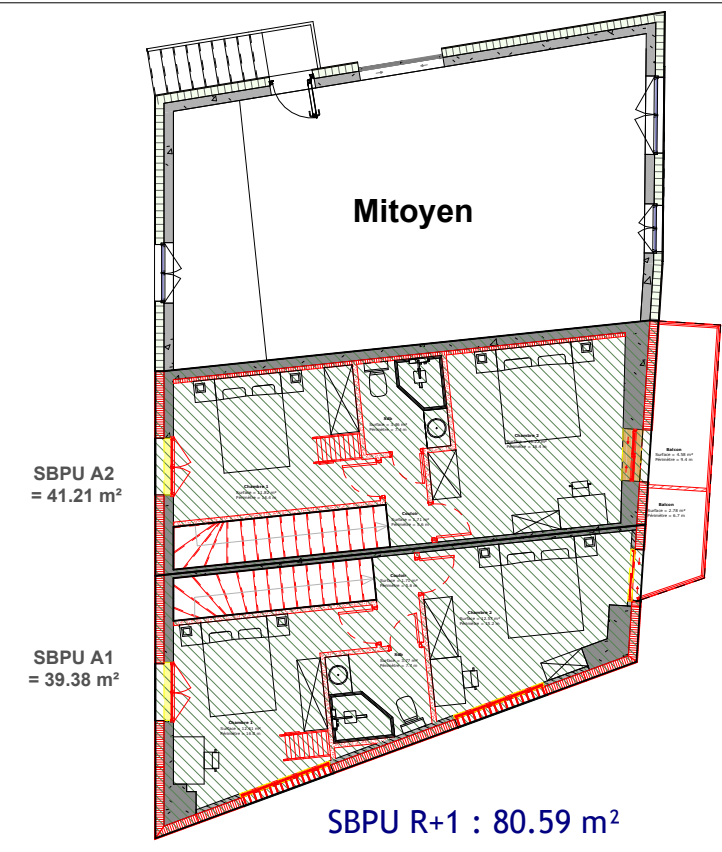
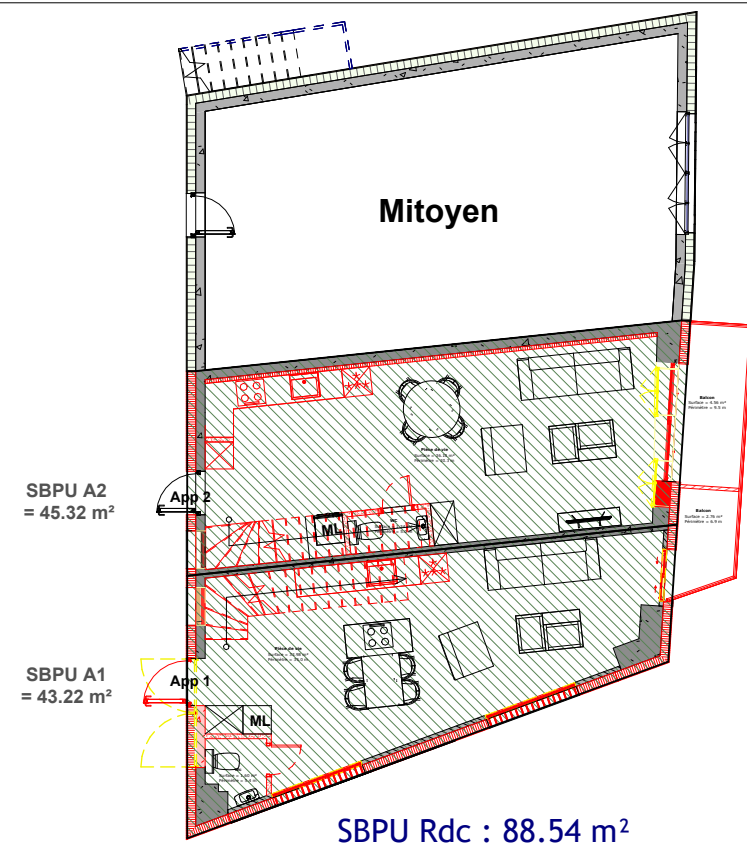
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### Surface SBPU

Appartement A1 : 43.22 + 39.38 = 82.60 m<sup>2</sup>

Appartement A2 : 45.32 + 41.21 = 86.53 m<sup>2</sup>

**Somme SBPU = 169.13 m<sup>2</sup>**

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Route du Golf 44,  
3963 Crans VS  
www.next-architecture.ch

La Bergère

17 juillet 2024

Esquisse

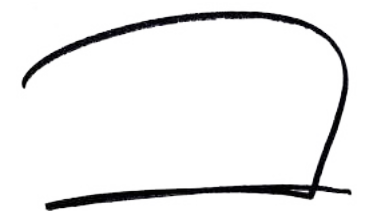
Projet - Surface SBPU

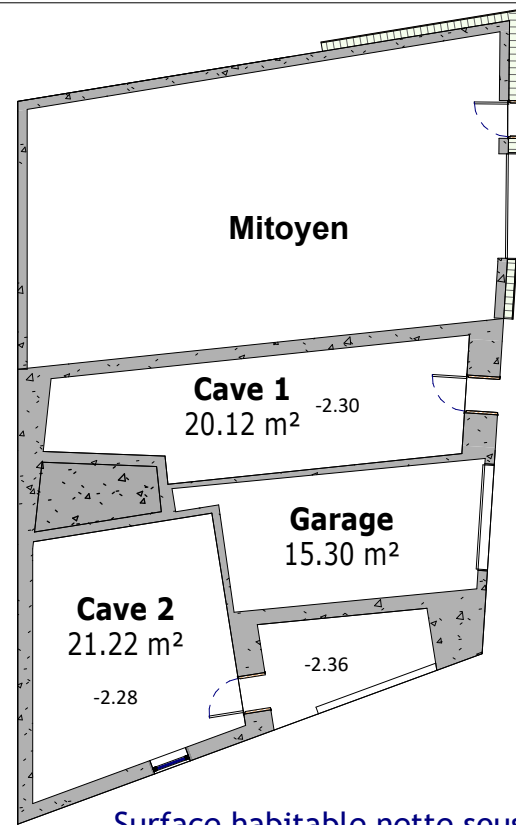
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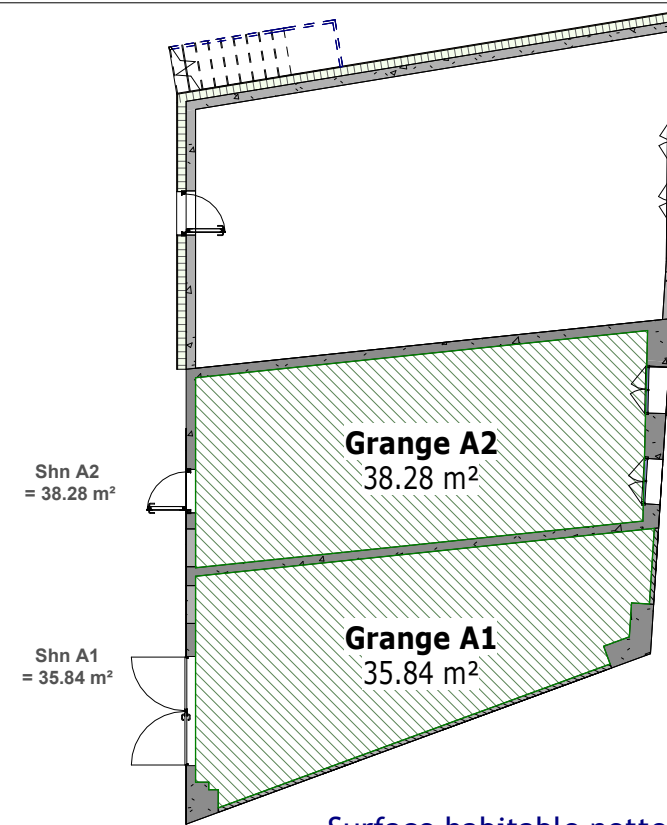
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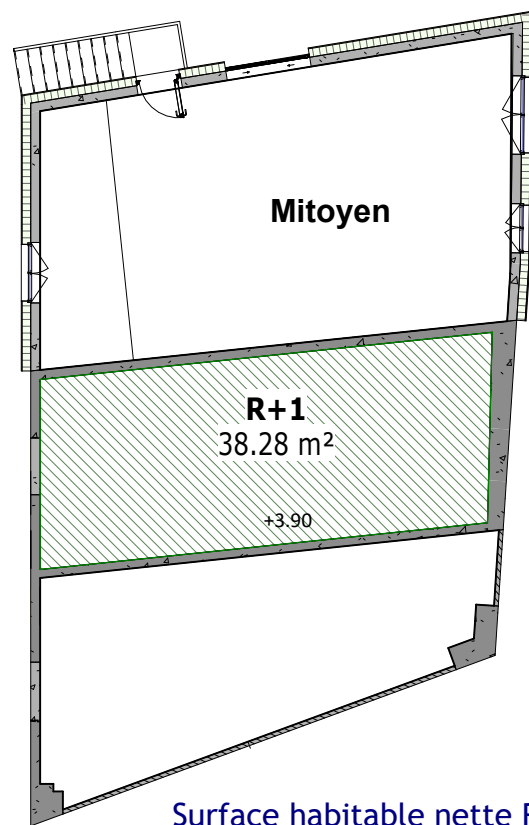




Surface habitable nette sous sol : 0 m<sup>2</sup>



Surface habitable nette Rdc : 74.12 m<sup>2</sup>



Shn A2 = 38.28 m<sup>2</sup>

Surface habitable nette R+1 : 38.28 m<sup>2</sup>

**Surface habitable nette**

Grange A1 : 35.84 m<sup>2</sup>

Grange A2 : 38.28 + 38.28 = 76.56 m<sup>2</sup>

**Surface habitable nette = 112.40 m<sup>2</sup>**

next

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La Bergère

17 juillet 2024

Esquisse

Existant - Surface habitable nette

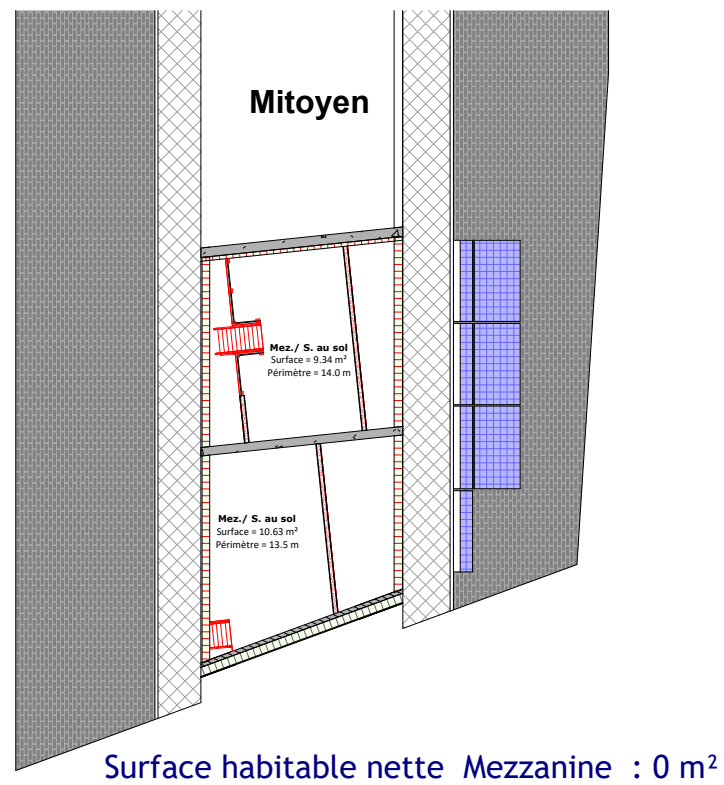
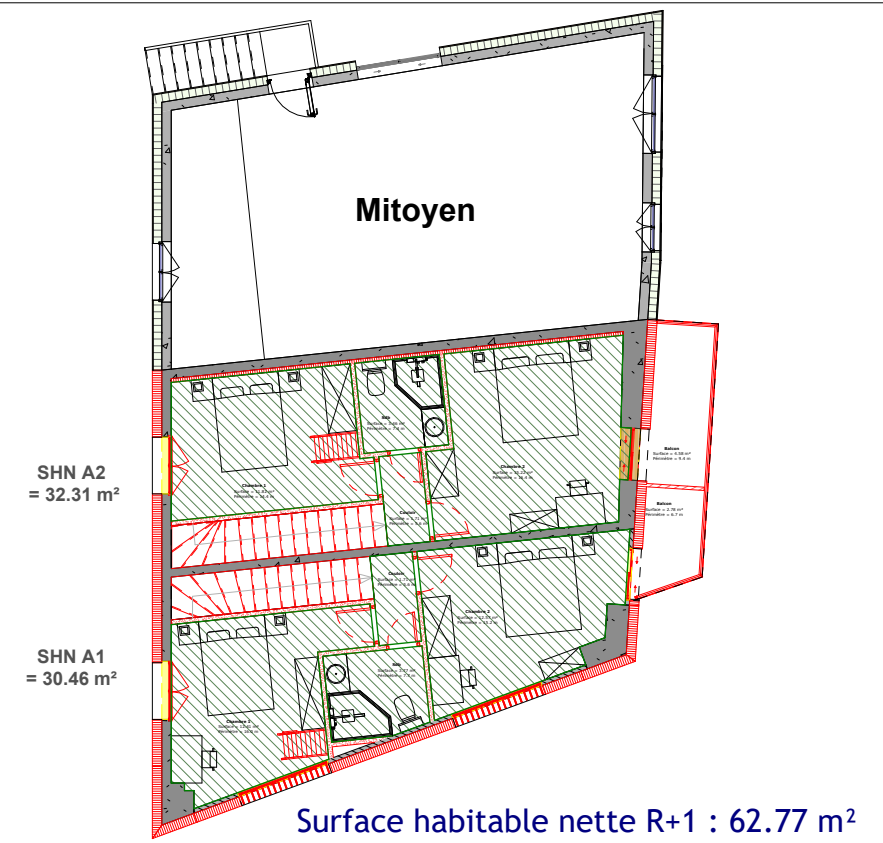
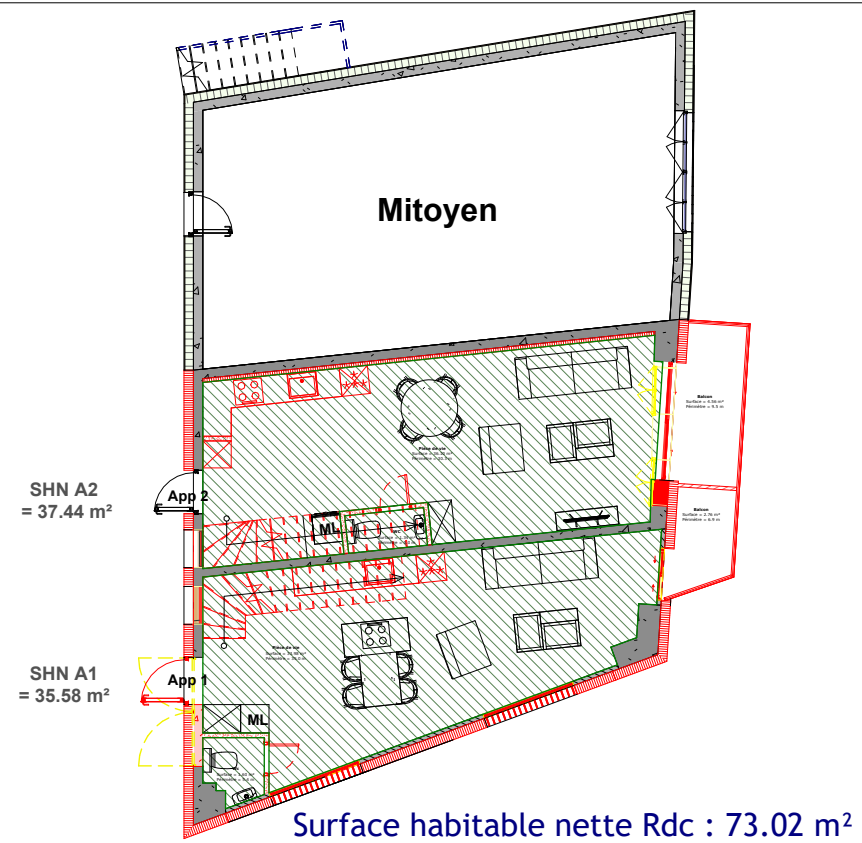
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### Surface habitable nette

Appartement A1 : 35.58 + 30.46 = 66.04 m<sup>2</sup>

Appartement A2 : 37.44 + 32.31 = 69.75 m<sup>2</sup>

**Surface habitable nette = 135.79 m<sup>2</sup>**

next

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Route du Golf 44,  
3963 Crans VS  
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La Bergère

17 juillet 2024

Esquisse

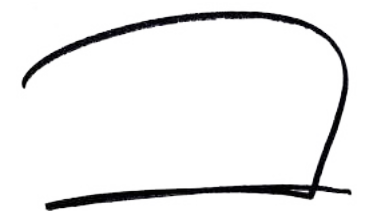
Projet - Surface habitable nette

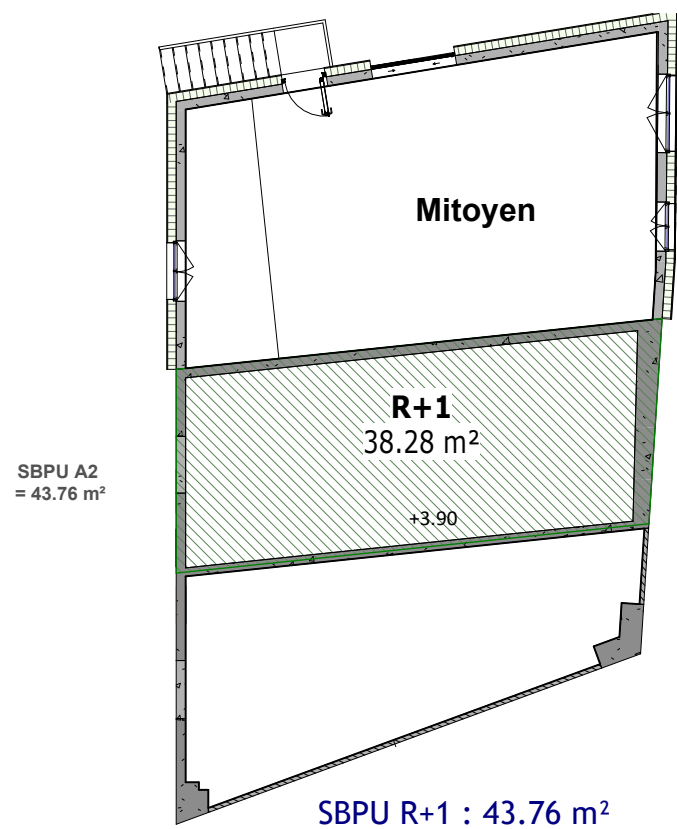
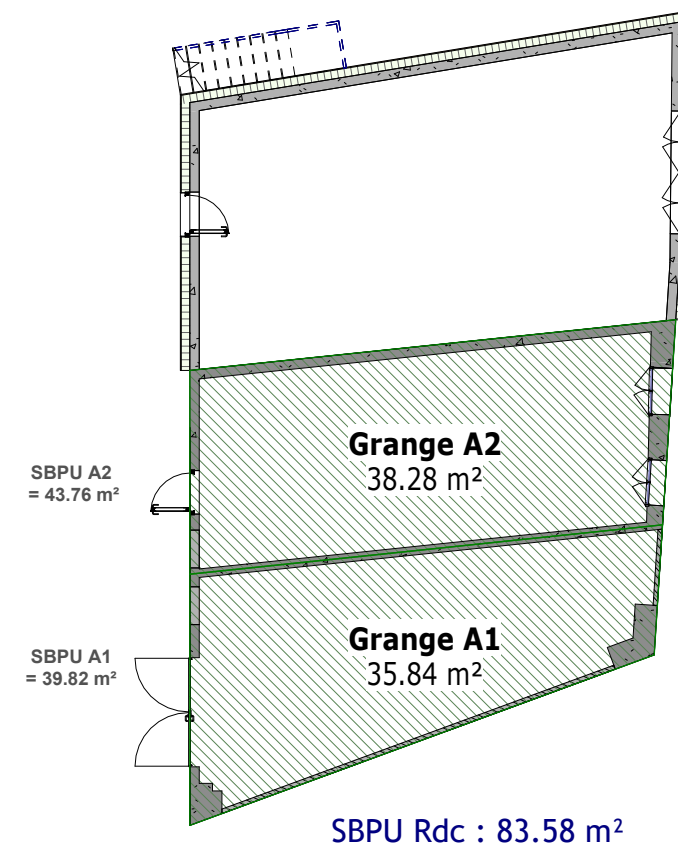
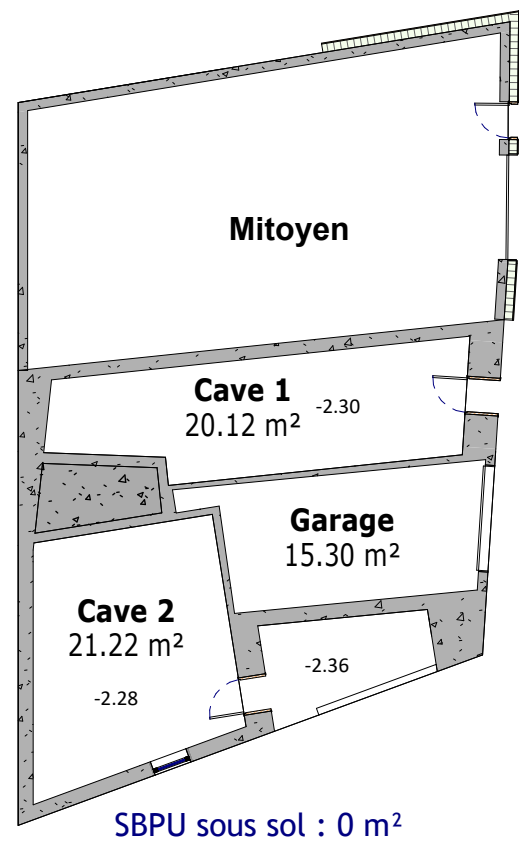
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**Surface de vente**

Grange A1 : 39.82 m<sup>2</sup>

Grange A2 : 43.76 + 43.76 = 87.52 m<sup>2</sup>

**Surface de vente = 127.34 m<sup>2</sup>**

next

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Route du Golf 44,  
3963 Crans VS  
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La Bergère

17 juillet 2024

Esquisse

Existant - Surface de vente

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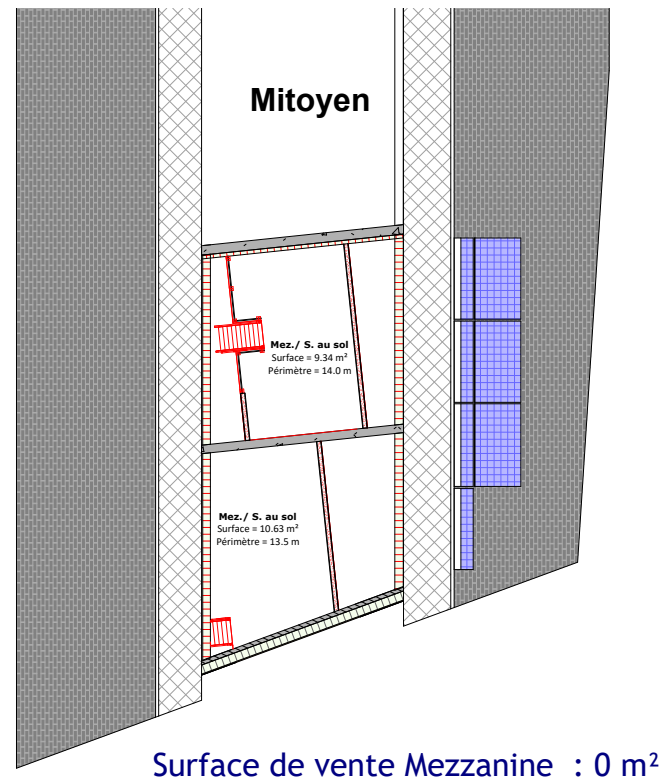
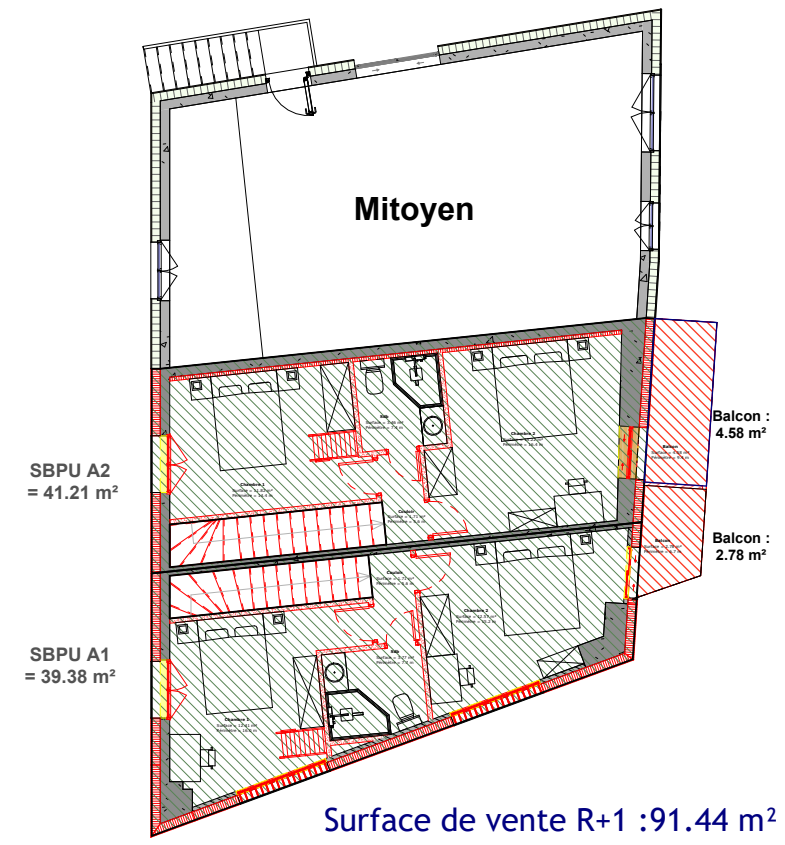
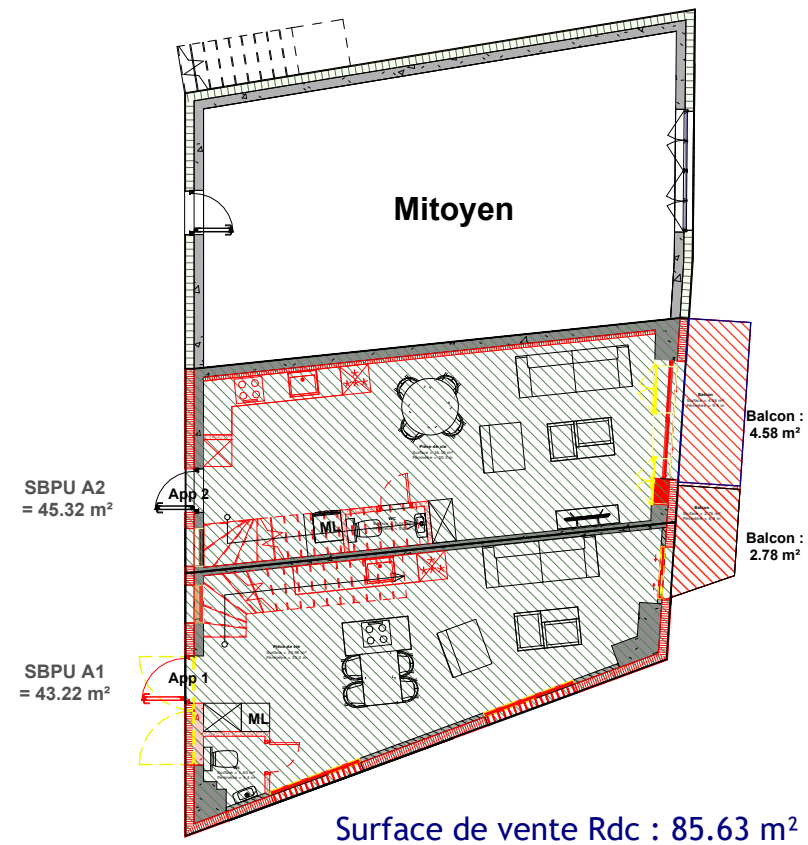
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### Surface de vente

Appartement A1 :  $82.60 + (0.5 \times (2.78 \times 2)) = 85.38 \text{ m}^2$

Appartement A2 :  $86.53 + (0.5 \times (4.58 \times 2)) = 91.11 \text{ m}^2$

**Surface de vente = 176.49 m<sup>2</sup>**

next

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Route du Golf 44,  
3963 Crans VS  
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La Bergère

17 juillet 2024

Esquisse

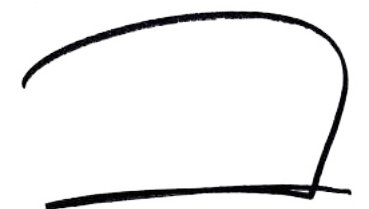
Projet - Surface de vente

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## Tableau des volumes et surfaces

Volumes SIA 116 projet	778.66 m <sup>3</sup>
Volumes SIA 116 existant	723.80 m <sup>3</sup>
Volumes SIA 416 projet	718.56 m <sup>3</sup>
Volumes SIA 416 existant	683.07 m <sup>3</sup>
Surface plancher projet	286.13 m <sup>2</sup>
Surface plancher existant	211.78 m <sup>2</sup>
SBPU projet	169.13 m <sup>2</sup>
SBPU existant	127.34 m <sup>2</sup>
Surface habitable nette projet	135.79 m <sup>2</sup>
Surface habitable nette existant	112.40 m <sup>2</sup>
Surface de vente	176.49 m <sup>2</sup>

next

**NEXT ARCHITECTURE S.A.**  
Route du Golf 44,  
3963 Crans VS  
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La Bergère

17 juillet 2024

Esquisse

Tableau des volumes et surfaces

Rue Général Guisan

Parcelle 1368

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