



Les Diversités, expérimentation d'habitat social - Bordeaux

Tome V Cahier graphique

Janvier 2010

Fanny Gerbeaud

Promoteur : Domofrance. Opérateur culturel : Arc en rêve. Architectes : R. Hondelatte-M. Laporte ; D. Pradel ; F. Champiot ; E. Poggi-S.Dugravier ; N. Franck ; B. Bühler ; P. Hernandez

PLAN URBANISME CONSTRUCTION ARCHITECTURE
Programme Maison individuelle, architecture, urbanité

Photo : David Pradel

Profession Architecture Ville Environnement, Ecole nationale
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LA GRENOILLERE - BORDEAUX

OPERATION EXPERIMENTALE D'HABITAT INDIVIDUALISE

MAITRE D'OUVRAGE
DOMOFRANCE
110, avenue de la gâllère - 33042 Bordeaux cedex
M / 05 56 43 79 01 - Fax : 05 56 43 79 86



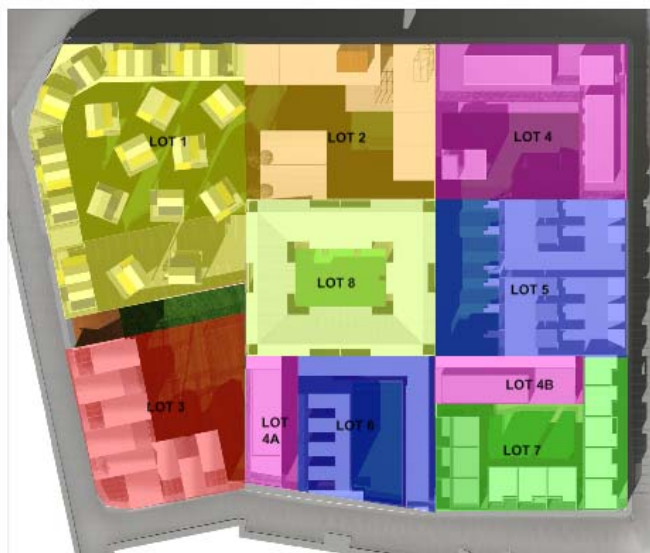
MAITRE D'OEUVRE
R. HONDELATTE / M. LAPORTE
F. CHAMPIOT / D. PRADEL
S. DUGRAVIER / E. POGGI
N. FRANCK
B. BUHLER
P. HERNANDEZ

SITE



PHOTO DU SITE VUE A L'ANGLE LOT 1

PROJET ET MAITRISE D'OEUVRE



PLAN DE MASSE

SURFACE DU TERRAIN : 15000 m²
EMPRISE AU SOL : 11534 m²
SURFACE UTILE : 10267
SHAB : 9618 m²
NOMBRE DES LOGEMENTS : 118
NOMBRE DES PARKINGS : 144

LOT 1
R. HONDELATTE - M. LAPORTE
LOT 2 LOT 3
F. CHAMPIOT - D. PRADEL
LOT 4 LOT 4A LOT 4B
S. DUGRAVIER - E. POGGI
LOT 5 LOT 6
N. FRANCK
LOT 7
B. BUHLER
LOT 8
P. HERNANDEZ

REPARTITION

LOGEMENTS
locatif - 60% soit 71 logements (25 PLUS, 46 PLS)
accession - 40% soit 47 logements

ACTIVITES
locatif - 50% soit 160 m²
accession - 50% soit 160 m²

TYPOLOGIE

	T5	T4	T4 / T3 in	T3	T2	nombre logements	sur SHAB	sur S.U.
S. DUGRAVIER - E. POGGI	6	12	4	1	1	24	2079	2193
R. HONDELATTE - M. LAPORTE	2	18	0	3	0	23	1923	2026
F. CHAMPIOT - D. PRADEL	1	14	0	5	1	21	1625	1880
N. FRANCK	1	14	0	3	4	22	1663	1715
P. HERNANDEZ	2	15	0	0	0	17	1449	1525
B. BUHLER	8	0	0	3	0	11	879	928
BILAN GENERAL	20	73	4	15	6	118	9618	10267

CONTEXTE

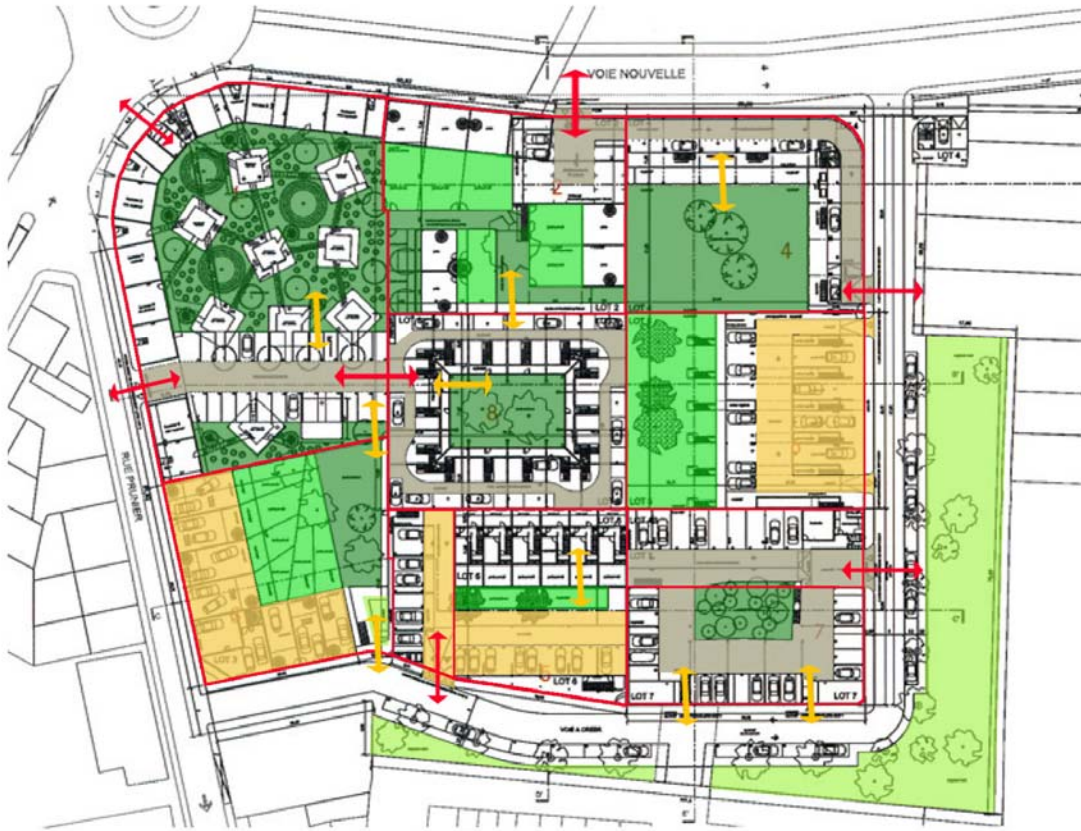
Les Diversités 1999-2009



FICHE ENTRETIENS



FICHE CONTEXTE



ÎLOT 1



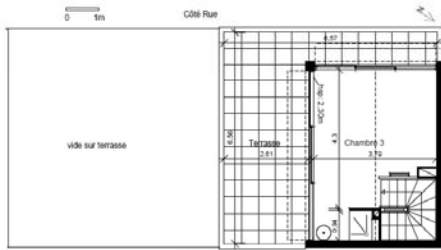
HONDELATTE LAPORTE



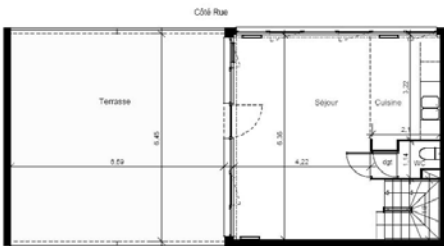
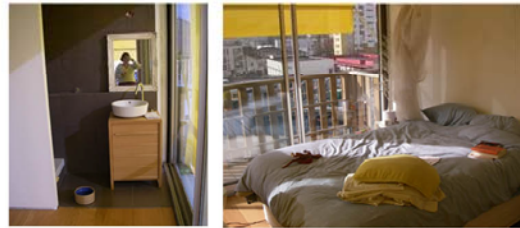
ILOT 1 / Entretien 3

Logement T3 duplex en accession / prix d'achat :
226000 euros (depuis 07/2008)
Surface utile : 90 m² + 62 m² de terrasses

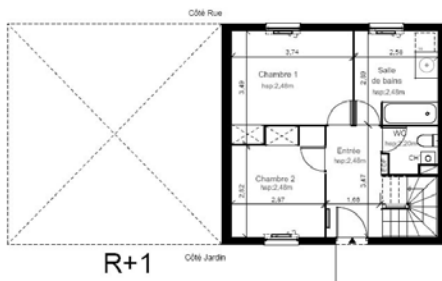
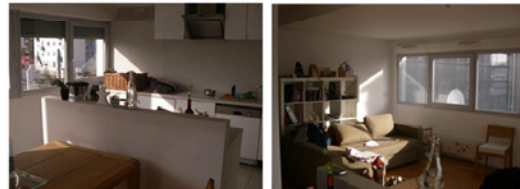
Foyer : couple, 1 enfant



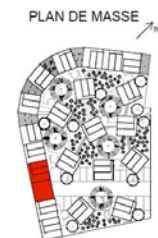
R+3



R+2



R+1



HONDELATTE LAPORTE

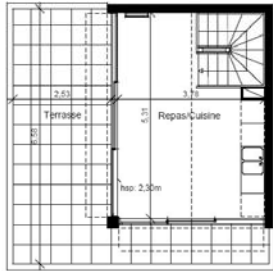


ILOT 1 / Entretien 4

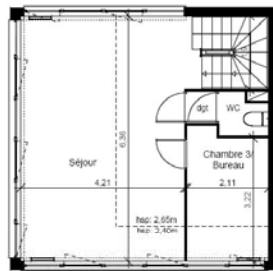
Logement T4 en accession / prix d'achat : 230000 euros (depuis 05/2008)
Surface utile : 90 m² + 25 m² de terrasse

Foyer : femme divorcee, 2 enfants

1m



R+3



R+2



R+1



PLAN DE MASSE

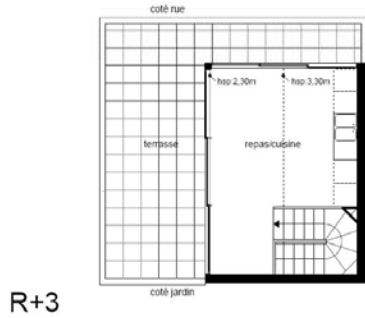




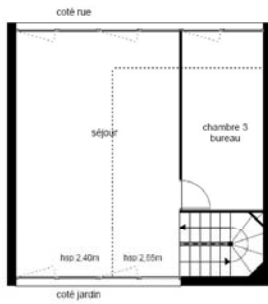
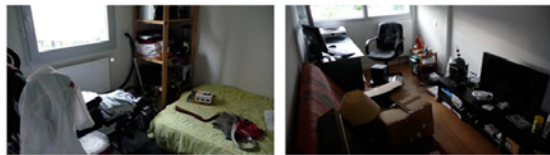
ILOT 1 / Entretien 18

Logement T4 en location (depuis 04/2009)
Surface utile : 90 m² + 22 m² de terrasse

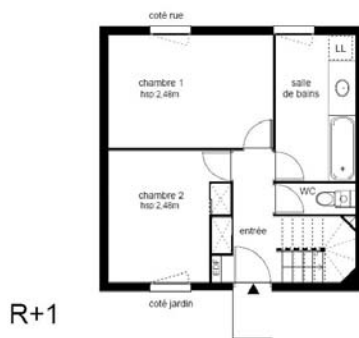
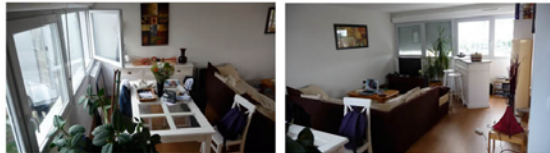
Foyer : couple



R+3

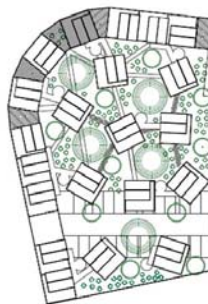


R+2



R+1

PLAN DE MASSE



İLÖT 2



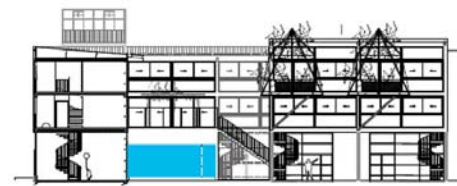
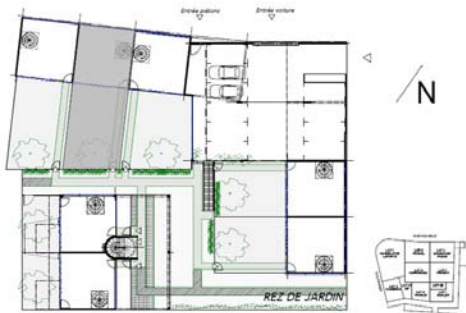
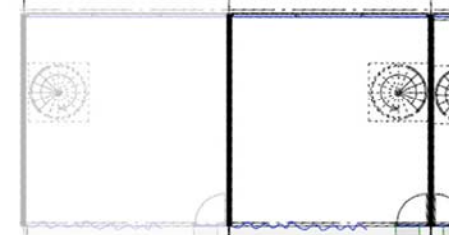
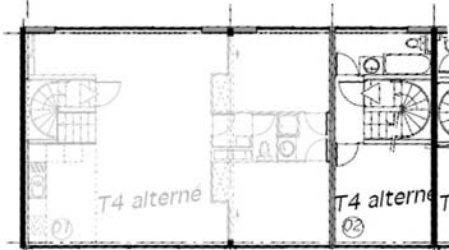
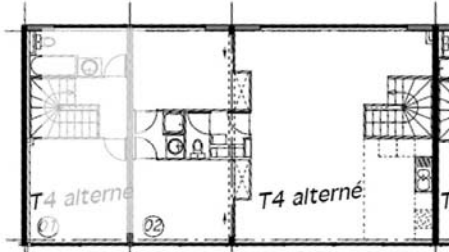


PRADEL

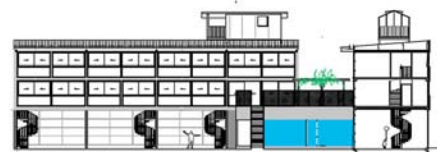
ILOT 2 / entretien 11

Logement T4 alterne / prix d'achat : 190000 euros
(depuis 06/2008)
Surface utile : 83 m2

Foyer : couple marie, 2 enfants



D: COUPE - FACADE TRANSVERSALE SUR COUR JARDINS



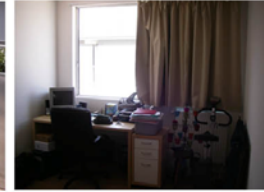
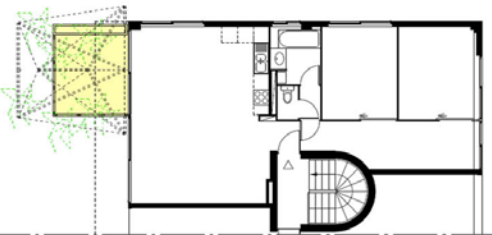
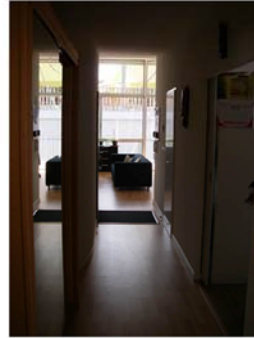
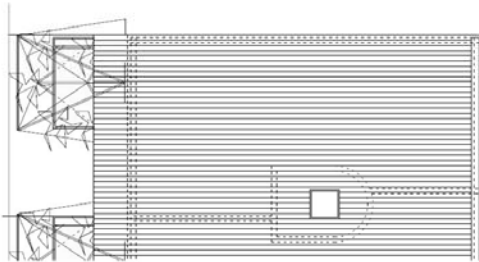
B : COUPE - FACADE LONGITUDINALE SUR COUR JARDINS



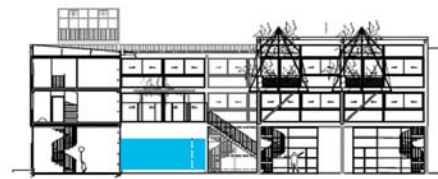
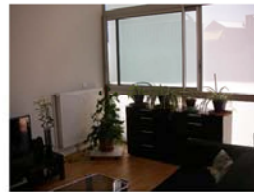
ILOT 2 / entretien 12

Logement en location T4 (depuis 02/2009)
Surface utile : 72 m2 / terrasse : 5 m2

Foyer : couple



R+2



D: COUPE - FACADE TRANSVERSALE SUR COUR JARDINS



C: COUPE - FACADE LONGITUDINALE SUR COUR JARDINS

İLLOT 3



CHAMPIOT

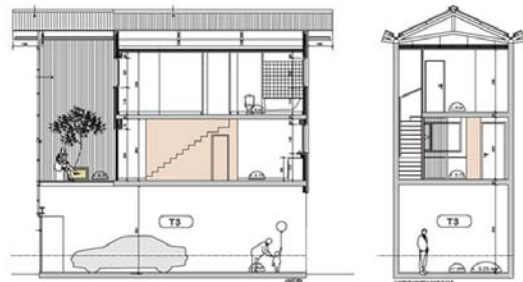
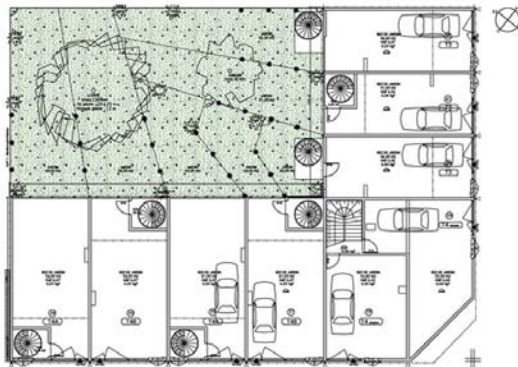
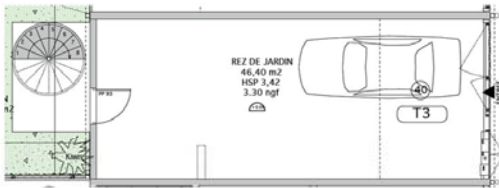
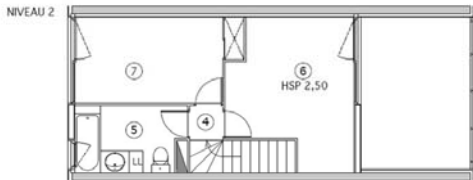
ILOT 3 / entretien 1

Logement en accession T3 duplex (prix d'achat : 120000 euros, depuis 04/2008)

Surface utile : 60 m2 / terrasse : 8 m2

jardin : 50 m2

Foyer : femme, divorcee

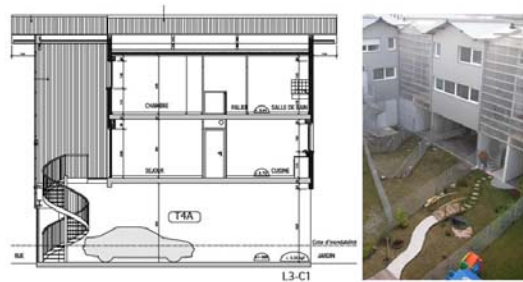
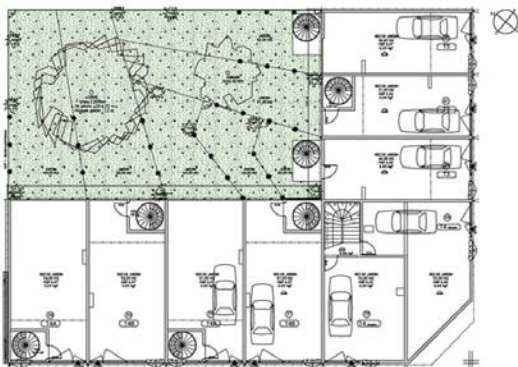
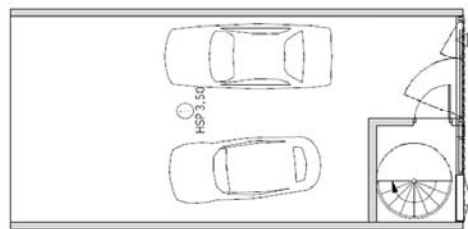
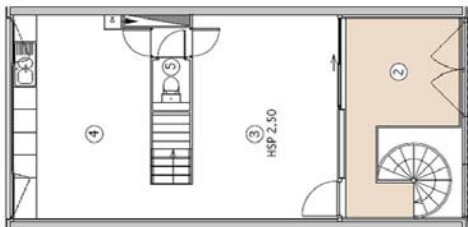
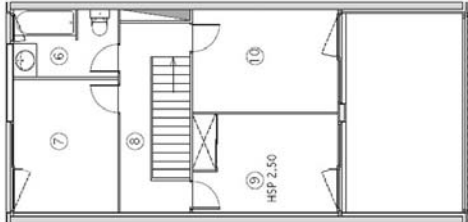


CHAMPIOT

ILOT 3 / entretien 19

Logement en accession T4B duplex (depuis 03/2009)
Surface utile : 130 m2 / 84 m2 hors garage + loggia

Foyer : couple, 2 enfants



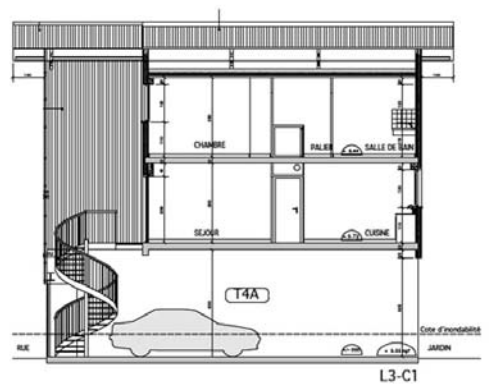
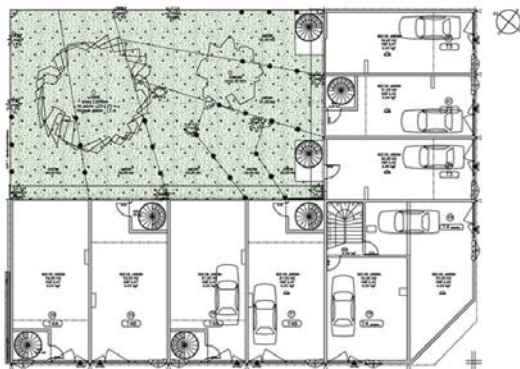
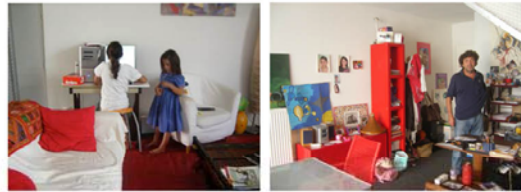
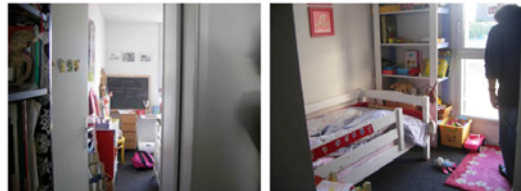
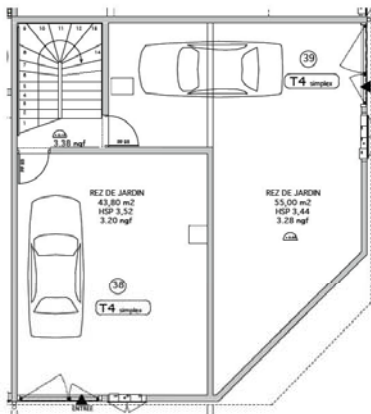
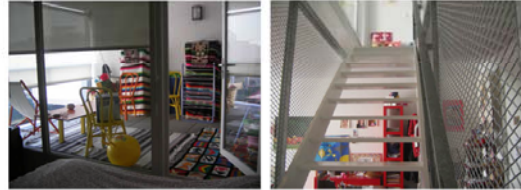
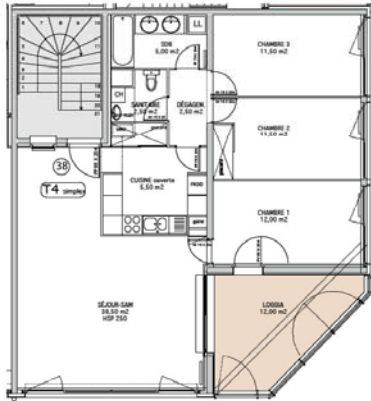


CHAMPIOT

ILOT 3 / entretien 23

Logement T5 duplex en location (depuis 01/2009)
 Surface utile : 130 m² / 84 m² hors garage + loggia

Foyer : couple marié, 3 enfants



İLÖT 4

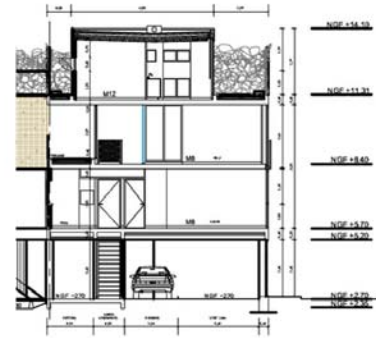
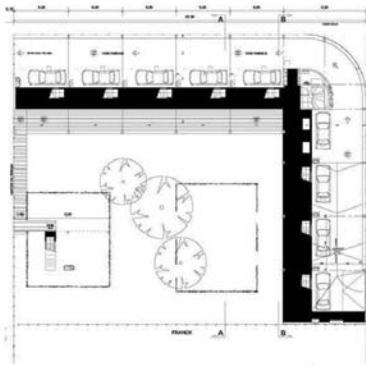
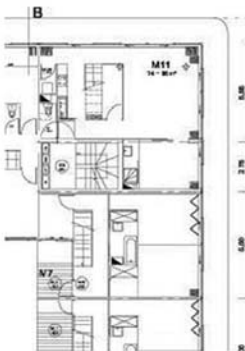
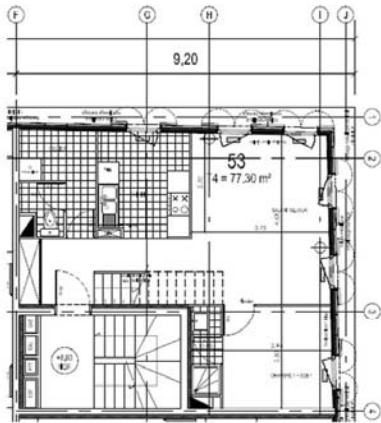




POGGI DUGRAVIER

ILOT 4 / entretien 5

Logement T4 en accession / prix d'achat : 180000 euros (depuis 05/2008)
 Surface utile : 77 m2
 Foyer : couple



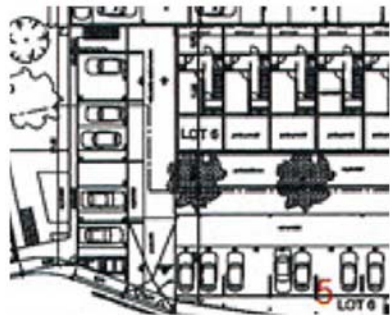
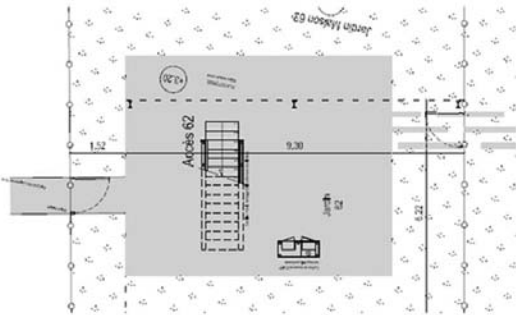
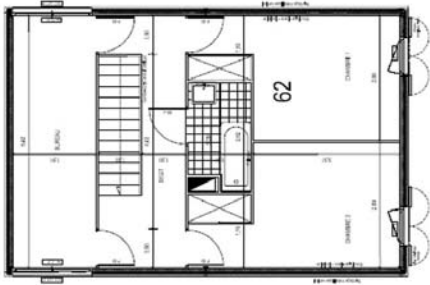


POGGI DUGRAVIER

ILOT 4A / entretien 10

Logement T4 en accession / prix d'achat : 203000 euros (depuis 09/2007)
Surface utile : 90 m²

Foyer : couple marie, 2 enfants



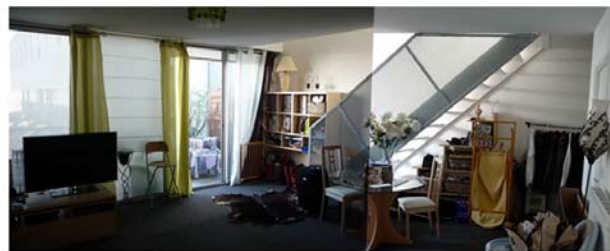


POGGI DUGRAVIER

ILOT 4B / entretien 20

Logement T3 en location (depuis 01/2009)

Foyer : femme seule, 1 enfant



İLLOT 5 et 6



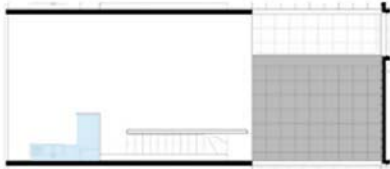


FRANCK

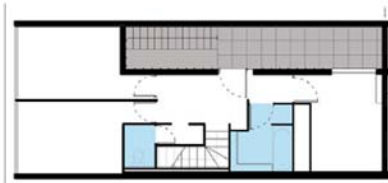
ILOT 5 / entretien 7

Logement **T4 duplex** en accession (prix d'achat : 207000 euros, depuis 09/2008)
Surface utile : 85 m²

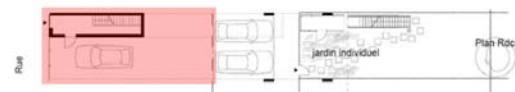
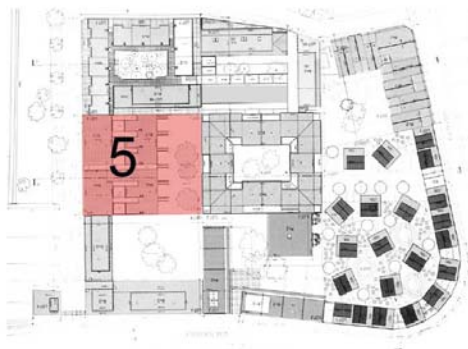
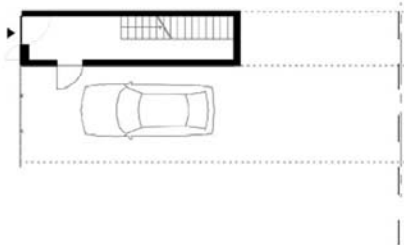
Foyer : couple, 2 enfants



Plan R+2



Plan R+1





FRANCK

ILOT 5 / entretien 14

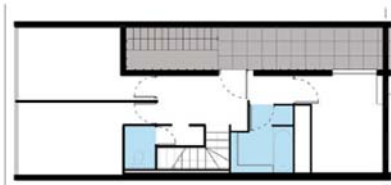
Logement T4 duplex en location (depuis 05/2009)
Surface utile : 85 m2

Foyer : femme seule, 2 enfants

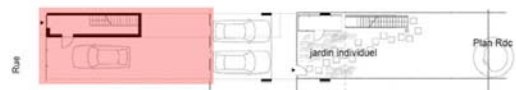
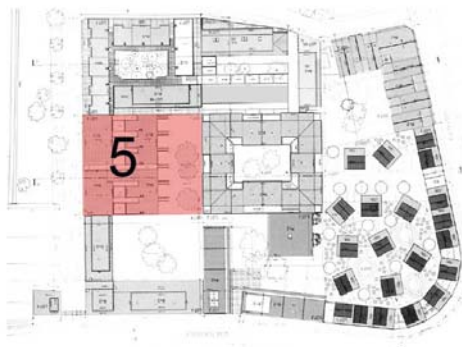
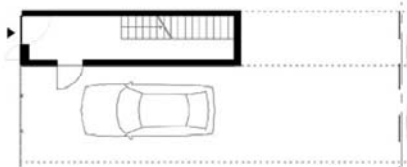
maison sur rue



Plan R+2



Plan R+1





FRANCK

ILOT 5 / entretien 15

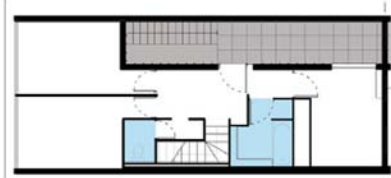
Logement T4 duplex en location (depuis 04/2009)
Surface utile : 85 m2

Foyer : homme separe, 1 enfant

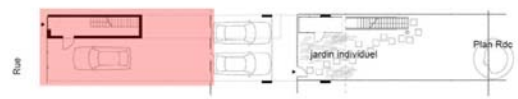
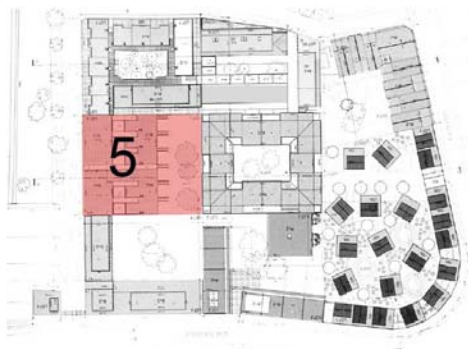
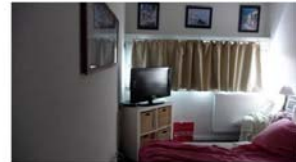
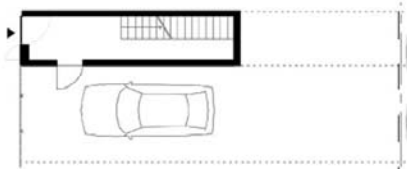
maison sur rue



Plan R+2



Plan R+1





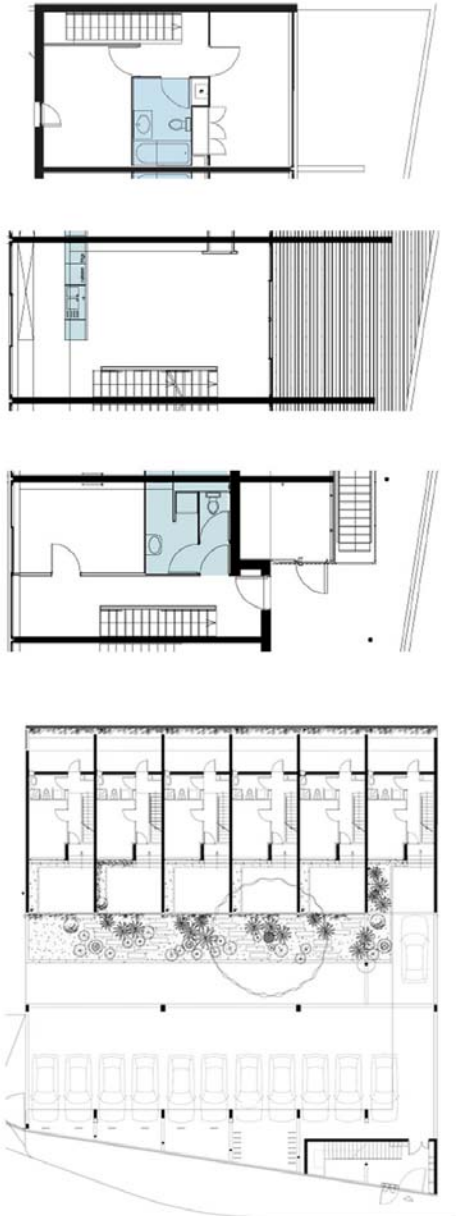
FRANCK

ILOT 6 / entretien 6

Logement T4 / prix d'achat : 172000 euros (depuis 05/2007)

Surface utile : 90 m2

Foyer : femme divorcee, 1 enfant



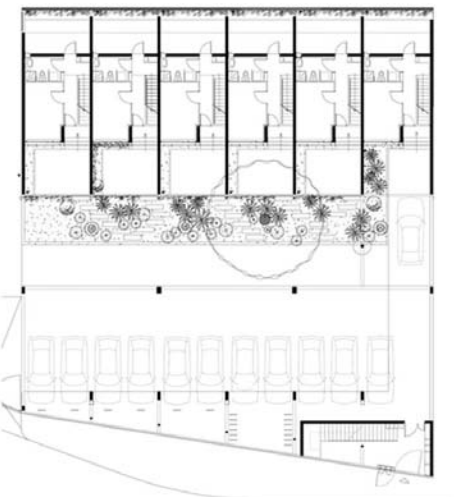
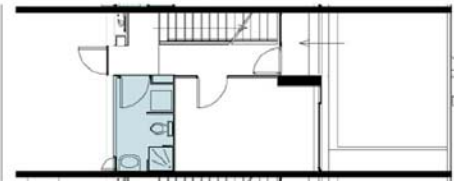
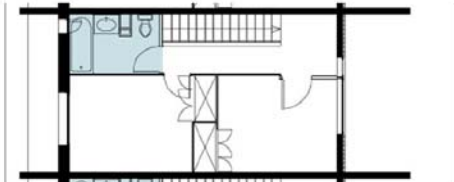


FRANCK

ILOT 6 / entretien 16

Logement T4 en location (depuis 03/2009)
Surface utile : 90 m²

Foyer : couple, 2 enfants



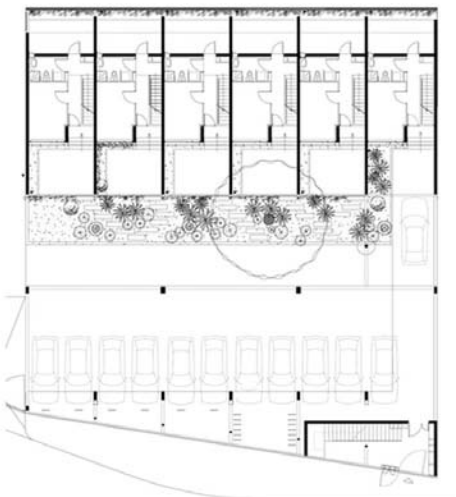
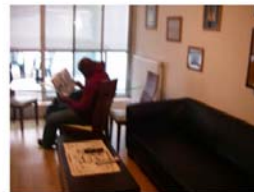
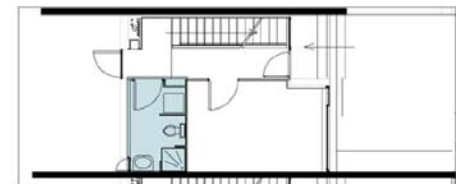
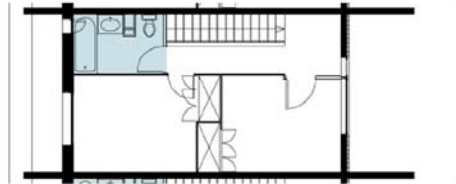


FRANCK

ILOT 6 / entretien 22

Logement T4 en location (depuis 03/2009)
Surface utile : 90 m²

Foyer : couple marie



İLLOT 7





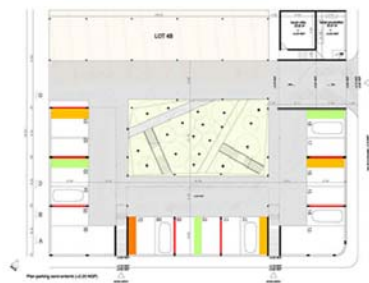
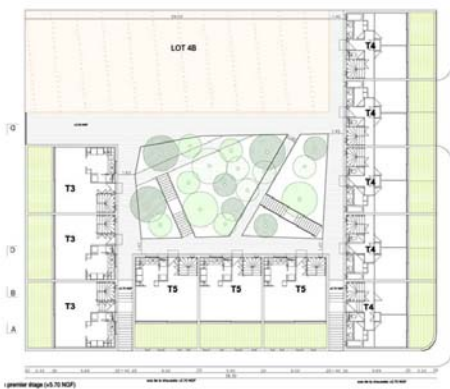
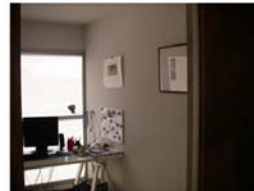
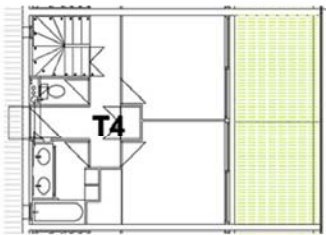
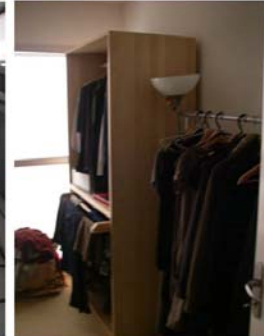
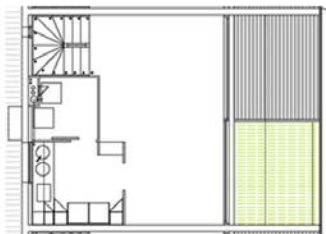
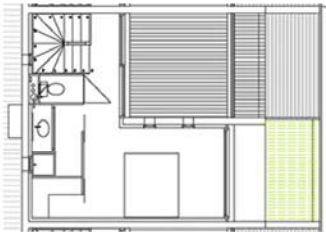
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ILOT 7 / entretien 8

Logement en accession T4 triplex

Surface utile : 99 m²

Foyer : homme seul



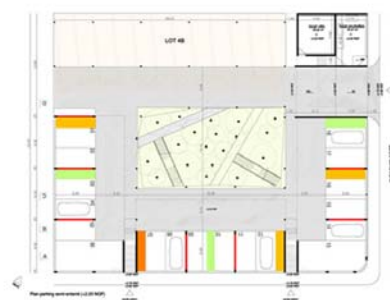
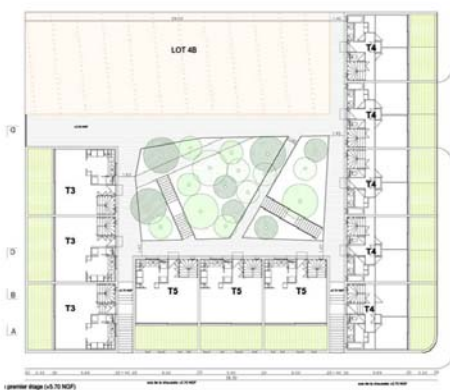
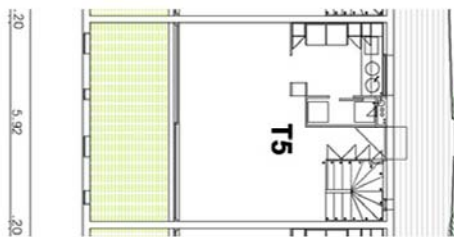
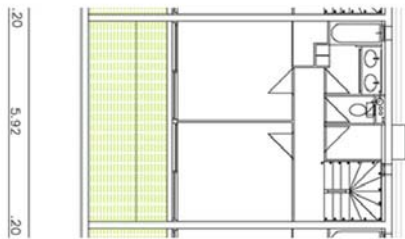
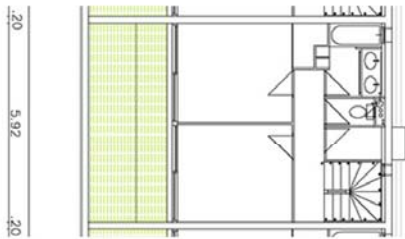


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ILOT 7 / entretien 13

Logement en accession T5 triplex (depuis 12/2008)
Surface utile : 99 m²

Foyer : couple, 4 enfants





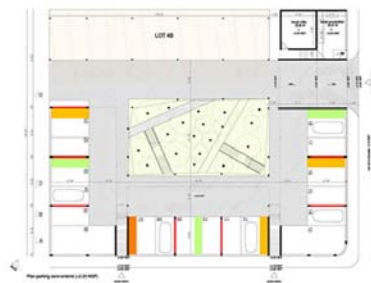
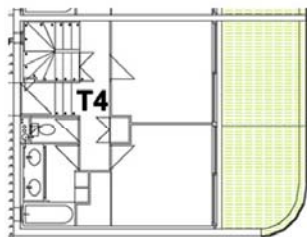
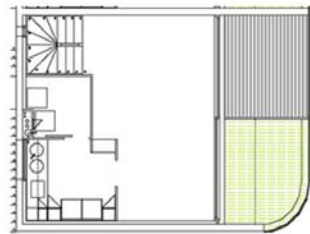
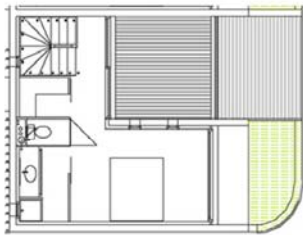
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ILOT 7 / entretien 17

Logement T4 en location (depuis 02/2009)

Surface utile : 99 m²

Foyer : couple, 3 enfants



İLÖT 8



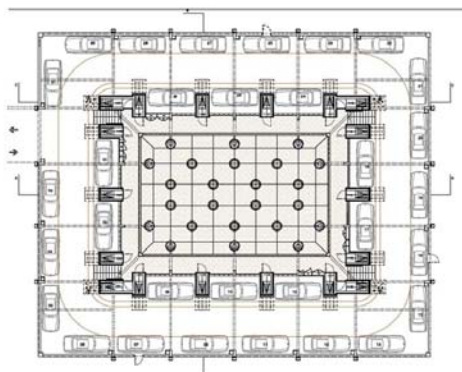
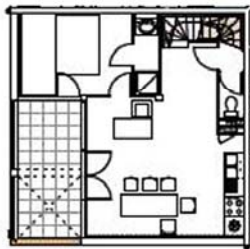
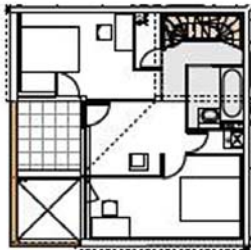
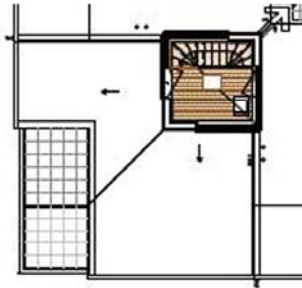


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ILOT 8 / entretien 2

Logement T4/T5 triplex en accession (prix d'achat :
186000 euros, depuis 03/2008)
surface utile : 81 m2

Foyer : couple marie



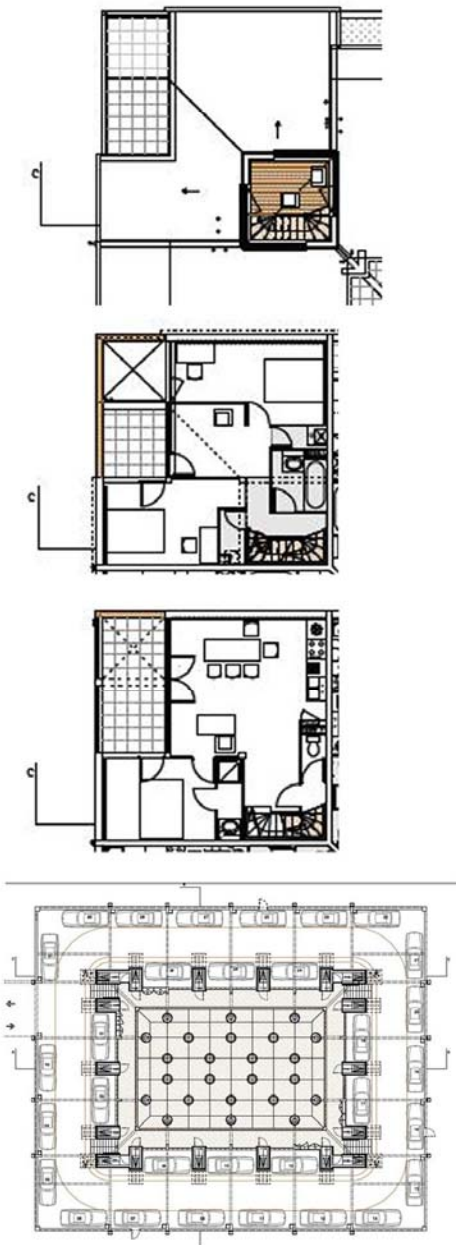
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ILOT 8 / entretien 9

Logement T4 triplex en accession (depuis 09/2007)
surface utile : 81 m2

Foyer : homme seul



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ILOT 8 / entretien 21

Logement T4/5 en location (depuis 03/2009)
surface utile : 81 m2

Foyer : femme veuve

