

Case study 12: Subsidised intergenerational social housing, Vienna

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Location

Vienna, Austria



Architect

Trans_city TC ZT

Project details

No. of dwellings: 128 and 1 shared apartment

Area: 9,963 m² usable living space

Cost: €13,500,000/€1,355/m²

WNFL

Year: 2018

Links

trans-city.at/tc/portfolio/stavangergasse/

www.archdaily.com/940835/sta-zwei-plus-plus-intergenerational-housing-trans-city-tc?ad_source=search&ad_medium=search_result_projects

Description¹⁸

Zwei+plus is an innovative new concept for intergenerational living. It is subsidised social housing whose units are let in pairs to two cooperating, intergenerational households. These tandem households can be family or just plain friends, but they must move

18 Edited version of architect's description provided on architect's website and in [archdaily.com](https://www.archdaily.com).

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in concurrently and commit themselves to mutual co-operation and support. Zwei+plus provides tandem households with the chance to live together in the same estate: the paired yet spatially separate units are close enough for interaction and assistance, yet far enough apart, that privacy is preserved.

The architecture is the framework for an ambitious social program. Four L-Shaped buildings form green courtyards in which residents can gather. Collective spaces are grouped around the ground floor with a community café open to the surrounding neighbourhood, a laundromat with a playroom for children, a kindergarten, and an assisted living centre for senior citizens.

A co-operating partnership allows seniors to assist with the pre-schoolers.

The circulation zones in the upper floors are socially active spaces. The one-bedroom units which face onto the open galleries are outfitted with an innovative interpretation of the classic front-porch: a raised sitting area with open railing allows residents to see each other, and chat as they pass by.

The tandems have a wide choice of different floor plans. Most are self-contained apartments; some, so-called "all-smart" units, can house different households within one flexible dwelling. Two single parents can each have their own quarters while sharing a more spacious living-dining room. Or a family can live together while having a separately accessible studio unit for an elderly parent.

The precise articulation of the individual buildings in combination with the sensitive proportioning of the estate's courtyards generates lively, well-structured exterior spaces. The wooden detailing of the balconies and ground floors provides a sense of warmth and intimacy, while the metallic- glazed finish of their finely planed surfaces lends the architecture a unique and highly tactile flair.

Note

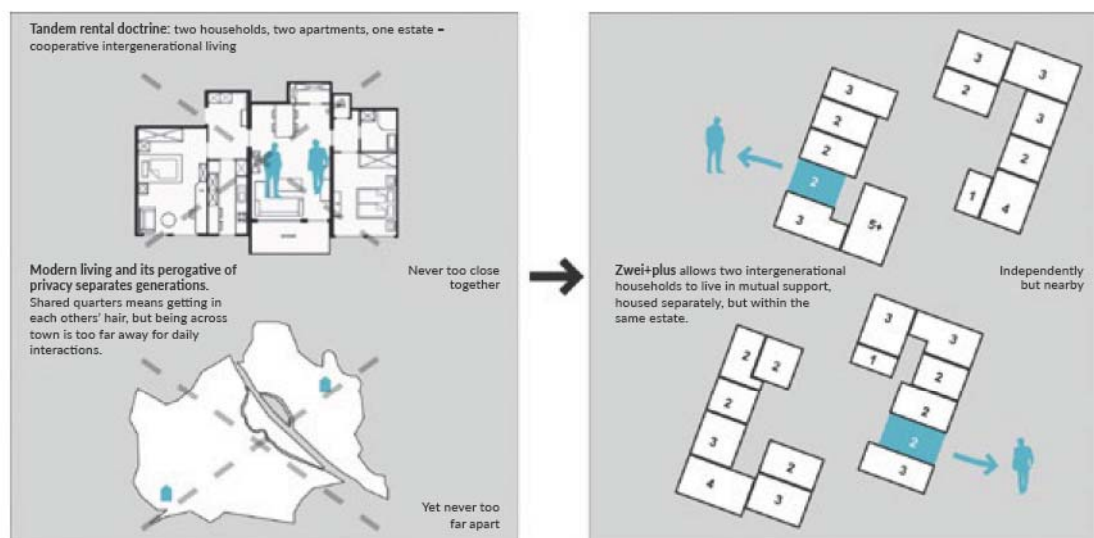
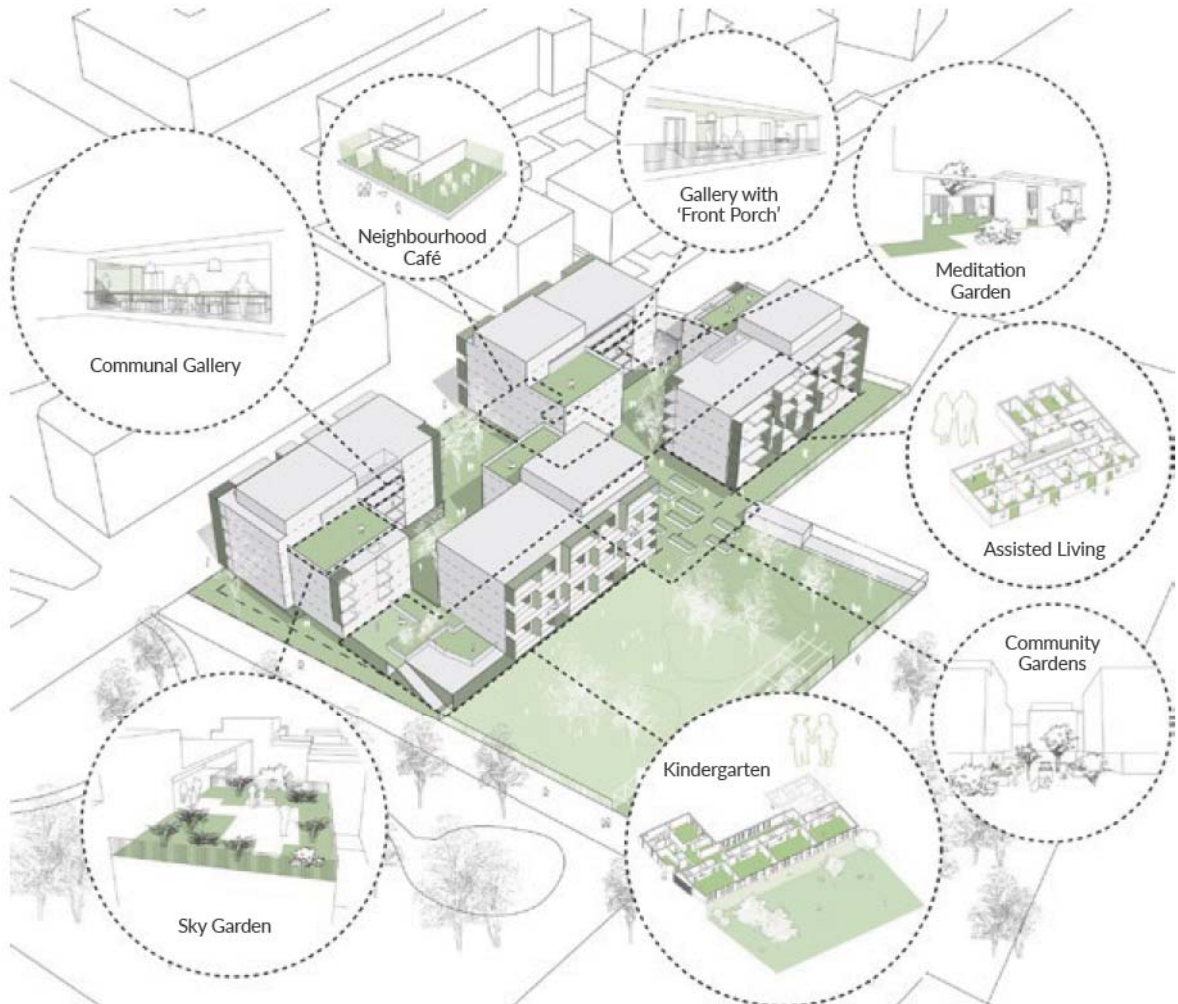
- **Interesting model of intergenerational housing with a variety of flexible living arrangements and a variety of shared spaces.**



Erdgeschoss



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Upper floor plan



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