

## THODEV and VAN LAERE build innovative AIRPORT BUSINESS CENTER Machelen: paragon of a sustainable hybrid workplace mindful of its users' well-being.

**Machelen, 8<sup>th</sup> November 2023** – Alderman Steve Claeys of the Machelen municipality crawled into an excavator. With his symbolic first shovel, he gave the official starting signal for the construction of the brand-new **Airport Business Center (ABC)**, which will be built by the developer **The House of Development (THODEV)** together with construction company **Van Laere** (part of the CFE Group). The building will become the home of various companies, able to take advantage of its proximity to the airport, as well as its easy accessibility by bicycle, tram, train and car. Achieving WELL Building Standard Gold and BREEAM Outstanding certificates, the ABC will maximize its commitment to sustainability and to the well-being of its users. The building area is 38,361 m<sup>2</sup> and completion is scheduled for the first half of 2026.



*"We are immensely proud to be working on this beautiful project. The demand for sustainable and high-quality office space in the Brussels' periphery remains very high. With the ABC, we are happy to contribute to the further development of Machelen. I would like to sincerely thank the mayor and aldermen for the smooth collaboration,"* says **Luk Wouters**, CEO of THODEV.

The ABC was designed by **Jaspers - Eyers Architects** and will consist of three towers connected by a central ground floor that can accommodate different businesses. Next to their own office spaces, users of the ABC as well as visitors will have access to meeting rooms, an auditorium, a co-working space, a fitness room as well as company restaurant, coffee bar, juice bar and brasserie. The building will provide a tram stop right in front of the

entrance door, a covered bicycle and car parking area with charging points for both, and eventually a private ramp to the cycle highway.

*"As hybrid working has become more common, companies no longer need complete office buildings. They are looking for smaller areas with shared facilities that foster collaboration and well-being among their employees. With ABC, they will have an important asset to convince people of their company and their workplace, especially with the multiple mobility solutions that are planned here,"* says **Luk Wouters**, CEO of THODEV.

THODEV appointed **VK Architects & Engineers** for the technical study. Advanced HVAC installations, solar panels and heat pumps as well as rain recovery were chosen to ensure optimal comfort and sustainability.

For the realization, THODEV chose Van Laere, with whom they had already worked together for Airport Plaza. Moreover, Van Laere, part of the CFE Group, can rely on all the sustainability expertise within their multidisciplinary group.

*"I would like to explicitly thank THODEV for calling on Van Laere once more for the realization of this beautiful project. We work well together and share the same values and ambitions regarding sustainability and user well-being. We are both active in a sector that is literally shaping tomorrow's world and we can use our innovative building techniques to ensure a better living and working environment for future generations,"* says **Bob Rottiers, commercial director of Van Laere**.

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Want to know more? Then take a look at [The House of Development | Airport Business Center \(thodev.com\)](#) or contact THODEV at [info@thodev.com](mailto:info@thodev.com).

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### **About Van Laere**

Van Laere is a multidisciplinary Class 8 construction and renovation company that specializes in private developments, Public Private Partnership (PPP), Design & Build projects, and construction team realizations. Founded in 1938, Van Laere is a reliable partner that focuses on quality, service and sustainability. To achieve future challenging projects, Van Laere focusses on new techniques, sustainability and circularity in the broadest sense of the word. Together with its subsidiary Arthur Vandendorpe, the company is part of the listed multidisciplinary CFE Group.

[www.vanlaere.be](http://www.vanlaere.be)

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### **About CFE Group**

CFE is a multidisciplinary group operating in Belgium, Luxembourg and Poland in 4 fields with strong growth potential as they hold the potential to shape the world of tomorrow: real estate development, multi-technology, construction and renovation and sustainable investments. With a turnover of 1,125 million EUR, more than 3,100 employees and a long-term experience and expertise built since its

foundation in 1880, the CFE Group has the ambition to challenge the status quo and bring about positive change by successfully tackling environmental and social challenges for the well-being of future generations. The CFE Group achieves this ambition by putting sustainability, innovation and respect for its employees at the heart of its strategy and by offering total solutions to its customers.

[www.cfe.be](http://www.cfe.be)

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## **About The House of Development**

The ABC project is a development by RPSGroup. RPSGroup combines all skills and expertise in acquisition, investment, asset management, property management and development and operates in Belgium through its companies All Yield and The House of Development. The House of Development NV (Thodev) leads international development within RPSGroup. Over the past four decades, RPSGroup has made developments and investments in various real estate projects in Belgium, Luxembourg, France, the Netherlands, Poland, Slovakia and the UK. In Belgium, RPSGroup was a 50% shareholder in Robelco NV and also a 25% shareholder in Tour & Taxis (until 2015). Robelco developed offices for more than 30 head offices in Belgium between 1996 and 2012. Since 2013, the focus of development activities has shifted to a broader international spectrum, especially in the Netherlands, Slovakia and Poland. In the Netherlands, the group (re)develops more than 1,000 residential units and has a diverse property portfolio. In Belgium, RPSGroup currently has more than 400,000 square metres of potential for mixed-use developments.

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