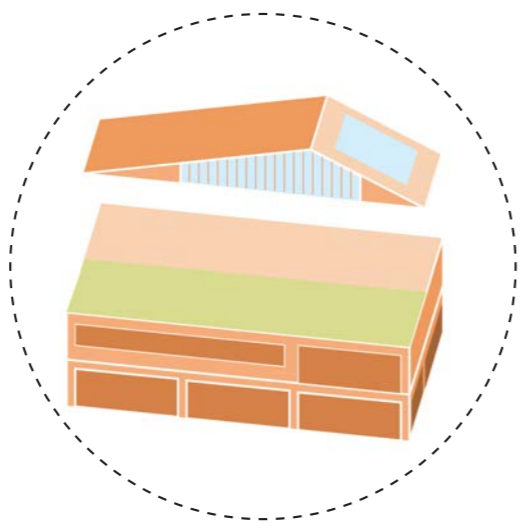
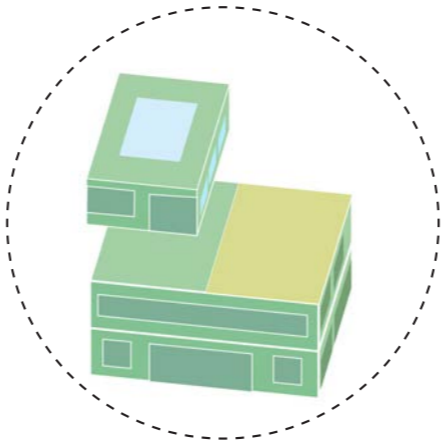


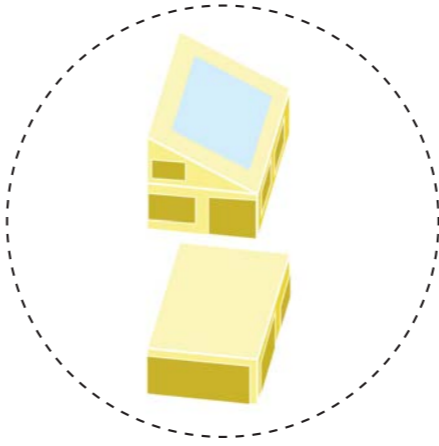
Scale-up office  
5+ employees  
240-480m<sup>2</sup> working space  
120m<sup>2</sup> living space



Small-sized start-up office  
5+ employees  
180-360m<sup>2</sup> working space  
30-180m<sup>2</sup> living space



Small-sized start-up office  
3-4 employees  
120-240m<sup>2</sup> working space  
60-180m<sup>2</sup> living space



Individual atelier + living  
1-2 persons  
60m<sup>2</sup> working space  
60-90m<sup>2</sup> living space



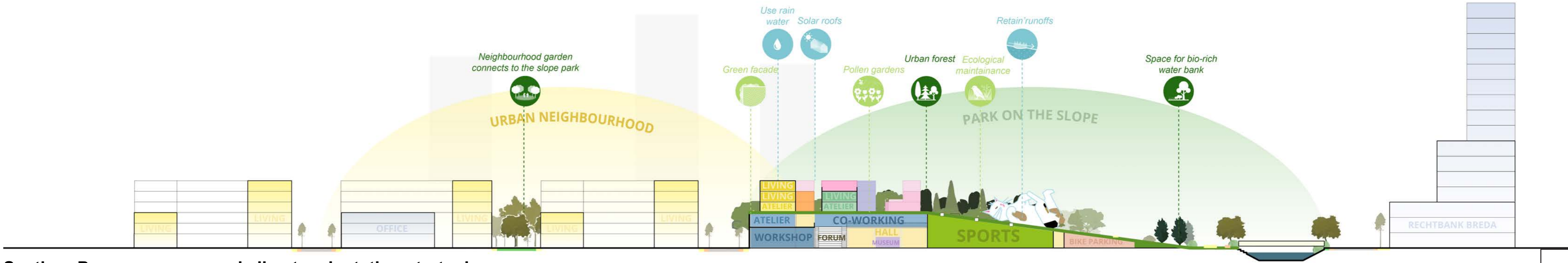
Individual atelier + living  
one person  
30m<sup>2</sup> working space  
30-45m<sup>2</sup> living space

Total program			
Private workspace	3.350m <sup>2</sup>	Cafe	450m <sup>2</sup>
Workshop	2.250m <sup>2</sup>	Bike parking	1.000m <sup>2</sup>
Open exhibition	5.300m <sup>2</sup>	Sports court	1.400m <sup>2</sup>
Museum	2.300m <sup>2</sup>	Green house	600m <sup>2</sup>
Meditation room	400m <sup>2</sup>		
Open space (corridor)	1.200m <sup>2</sup>		
Residential program	2.500m <sup>2</sup>		
Total (indoor)	17.300m <sup>2</sup>	Total (outdoor)	3.450m <sup>2</sup>

2st floor		
Individual atelier + living	1.500m <sup>2</sup>	
Individual atelier + living	2.100m <sup>2</sup>	
Small-sized start-up office	650m <sup>2</sup>	
Medium-sized start-up office	1.000m <sup>2</sup>	
Scale-up office	600m <sup>2</sup>	
Total 5.850m <sup>2</sup> aproximately 2.500m <sup>2</sup> living		

1st floor		
Museum	750m <sup>2</sup>	
Workshop	1.600m <sup>2</sup>	
Meditation	400m <sup>2</sup>	
Open space	1.200m <sup>2</sup>	
Total 3.950m <sup>2</sup>		

Ground floor (0F)			
Indoor		Outdoor	
Museum	1.550m <sup>2</sup>	Cafe	
Workshop	650m <sup>2</sup>	Bike parking	
Open exhibition	5.300m <sup>2</sup>	Sports court	
Total m <sup>2</sup>	7.500m <sup>2</sup>	Green house	



Section: Program, green and climate adaptation strategies



View from Rechtbank Breda



View the individual atelier (2nd floor)

**BLIJ-DA**  
**Healthy and creative workspace for future Breda**

In 't Zoet, we envision the future of workspaces to be open, green, inclusive, versatile, relaxed, and enjoyable.

Throughout history, 't Zoet has played a significant role for the city of Breda, holding memories of a marshy grassland area along the Mark, as well as the juxtaposition of nauseating smells and prosperity. Consequently, 't Zoet naturally deserves to evolve into an iconic location with a future identity.

People often have diverse understandings and explanations of work and its environment. Breda, as previously announced, aims to transform into the international hotspot of Applied Technology and Creativity (TT&C). This ambitious goal necessitates the creation of ample working and living environments that cater to new generation and lifestyles. In

this context, 't Zoet holds immense potential to define the city as the 'working cathedral,' blending working with recreational identity, symbolising a vibrant hub for innovative and creative endeavours.

We firmly believe that a working environment should go beyond merely serving work-related programs and actively contribute to the urban environment. Attracting young talents in the creative industry demands an innovative space that sparks inspiration. The openness of the building will foster unintended social interactions. A dynamic and mutually beneficial working environment will establish a symbiotic relationship with the urban landscape, promoting both individual well-being and the overall enrichment of the community.

As a 'working cathedral', BLIJ-DA provides:



Green and open space with various activities



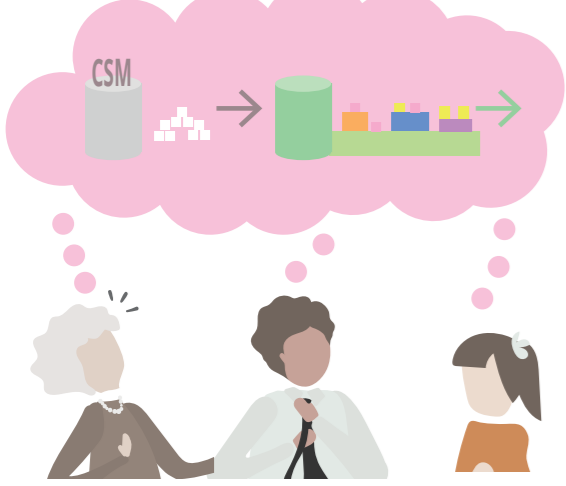
Living and working space in a healthy manner



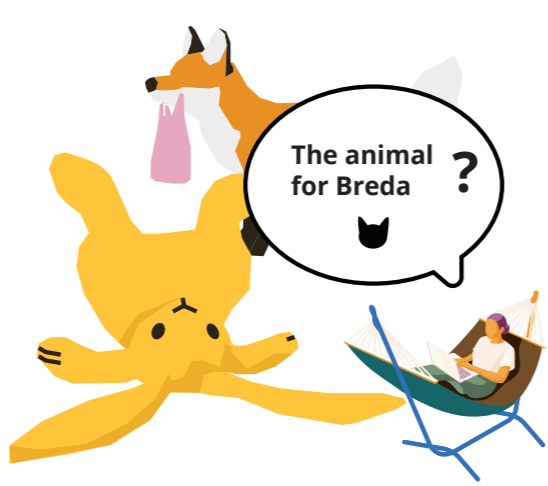
Inclusive public space with diverse users



A space for interaction that sparks inspirations



Iconic hotspot with memories at several periods



Fun and 'undefined' future space



Spatial framework 1:2000



View from the train depart from Breda station