

Primavera Development

The pursuit of excellence on a mined field

We are an ambitious and creative Romanian real estate developer. We collaborate with talented architects to create innovative projects, with a focus on office and residential.

We see every project being undertaken as a commitment to improving people's working and living standards. We learn and grow with each project, pay attention to every detail, and never compromise on quality.

Our first project started in 2001, and since then, we have added to our portfolio 17 more. We seek to bring through our projects, without exception, a positive impact on the city from an aesthetic and functional aspect.

In the following pages, you will see our journey from 2001 until today. We are proud to show you how we have managed to transform small city areas through our projects.

Let's get going!



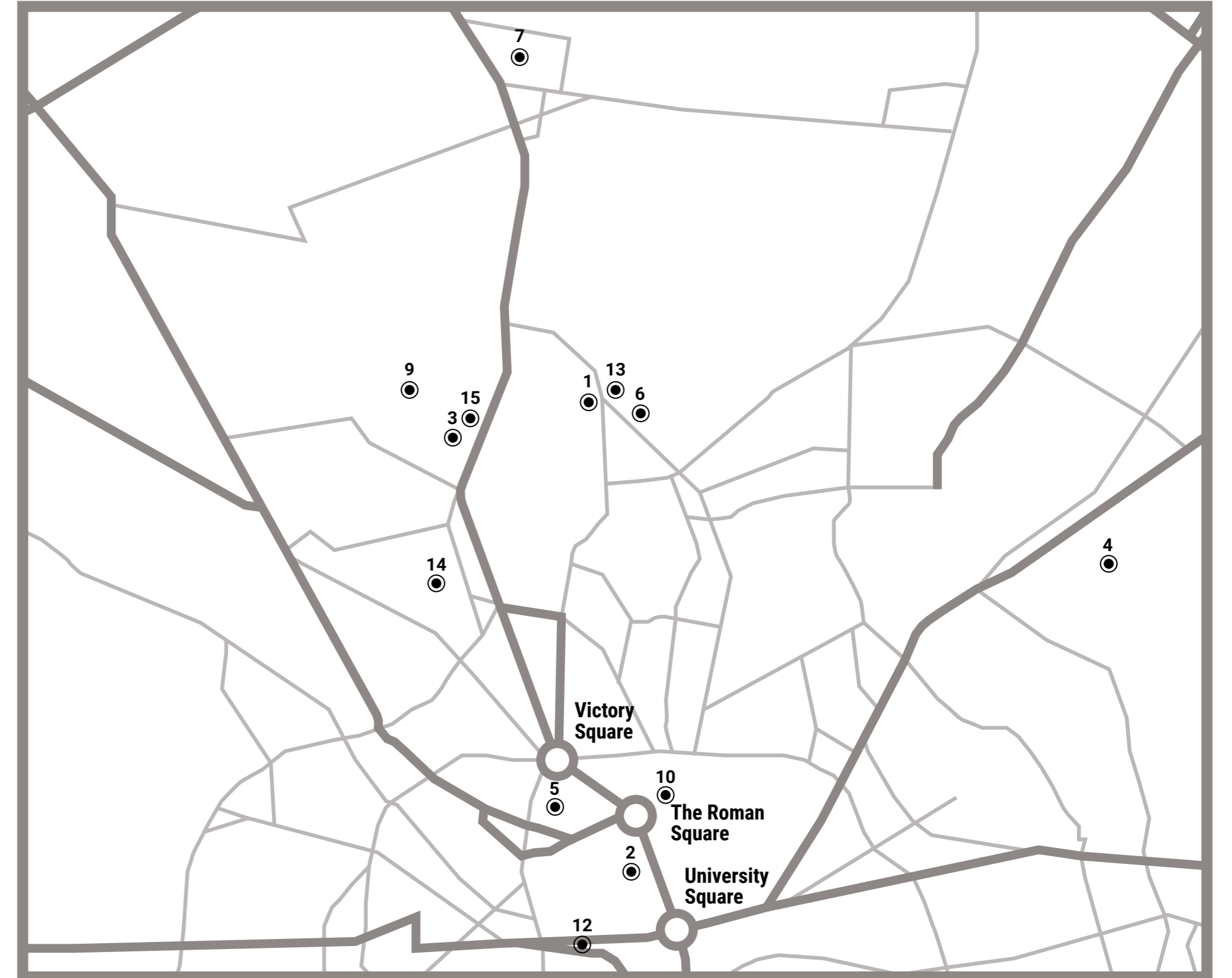


Yes, of course, it is possible, but it takes time, and you have to believe, yes, you have to believe with all your mind and soul. . .

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
La Mesteceni	Dem Dobrescu	S.Park	EOS Business Park	Frumoasa 30	CSDA Siriului	Lycee Francaise	CSDA Bornemisza	Străulești	D'OR Offices	Festival Shopping Center	Splay	Aviației Park	Zorileanu Apartments	Muse
2000 pg. 14	2004 pg. 20	2007 pg. 30	2008 pg. 40	2010 pg. 48	2013 pg. 54	2013 pg. 64	2014 pg. 80	2017 pg. 90	2018 pg. 96	2019 pg. 108	2019 pg. 118	2020 pg. 128	2021 pg. 140	2022 pg. 148

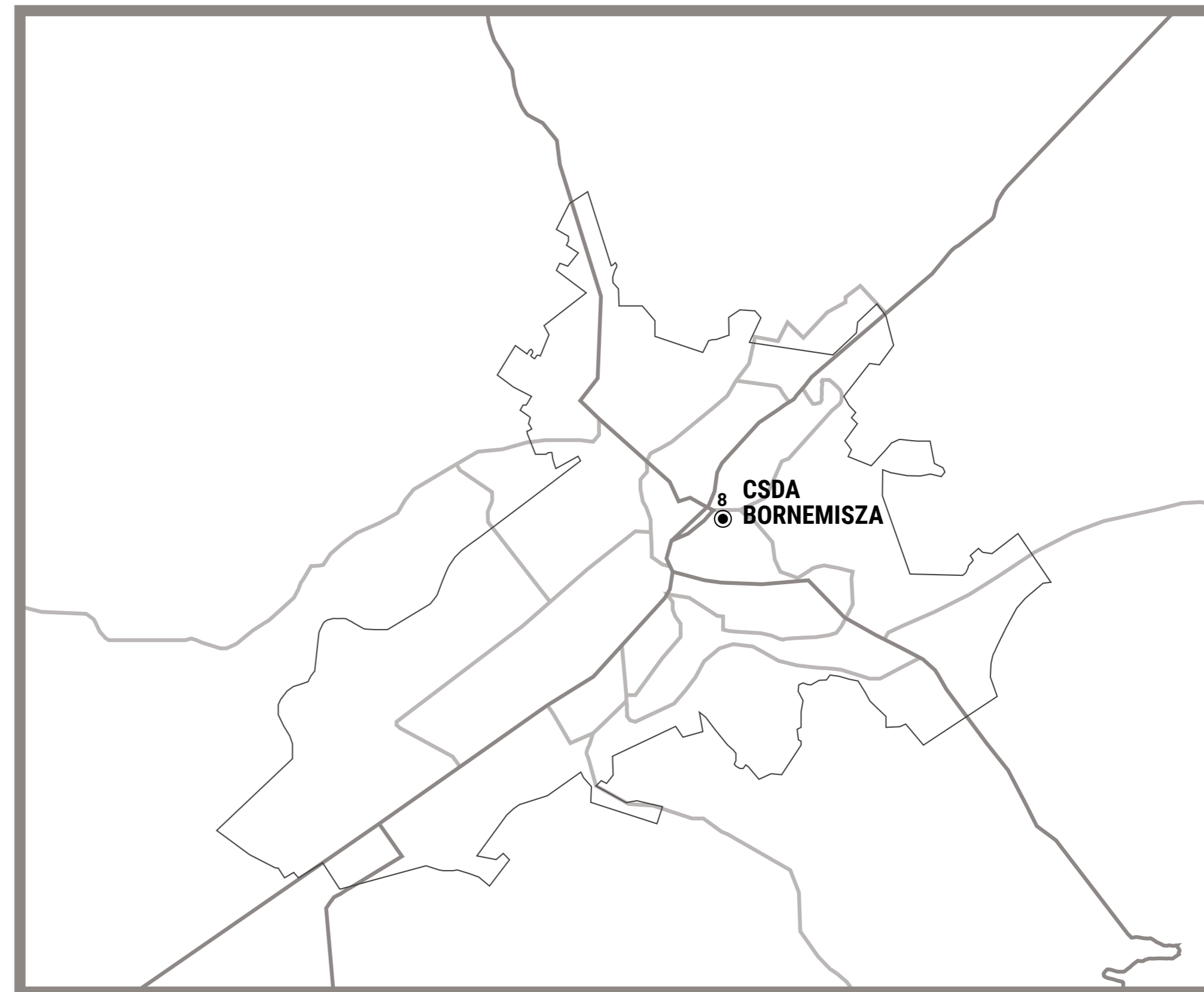
- 1 - La Mesteceni
- 2 - Dem Dobrescu
- 3 - S.Park
- 4 - EOS Business Park 1
- 5 - Frumoasa 30
- 6 - CSDA Siriului
- 7 - Lycee Francaise
- 9 - Străulești
- 10 - D'OR Offices
- 12 - Splay
- 13 - Aviației Park
- 14 - Zorileanu Apartments
- 15 - Muse

Bucharest



8 - CSDA Bornemisaza

Târgu Mureș



11 - Festival Shopping Center

Sibiu

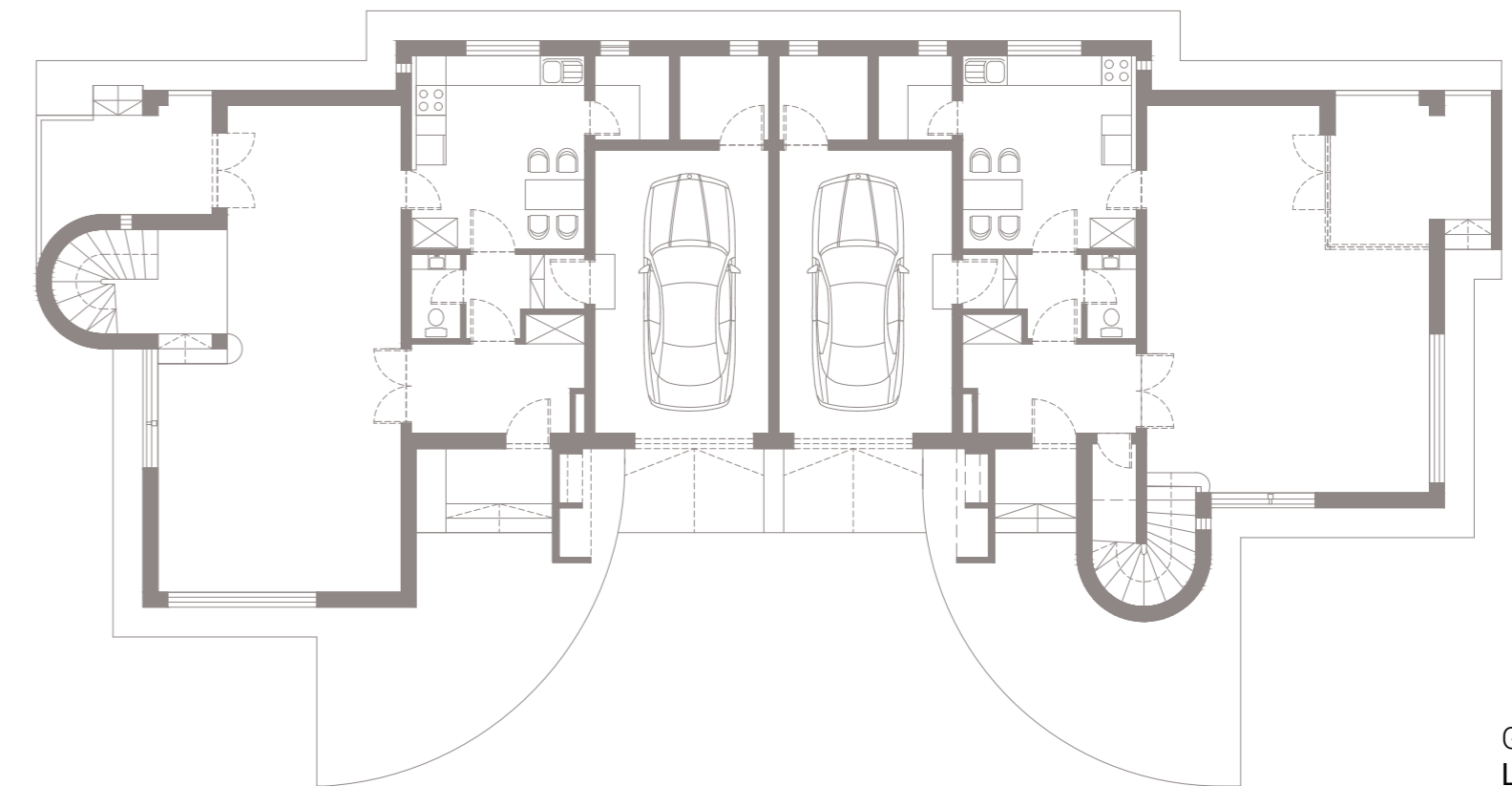
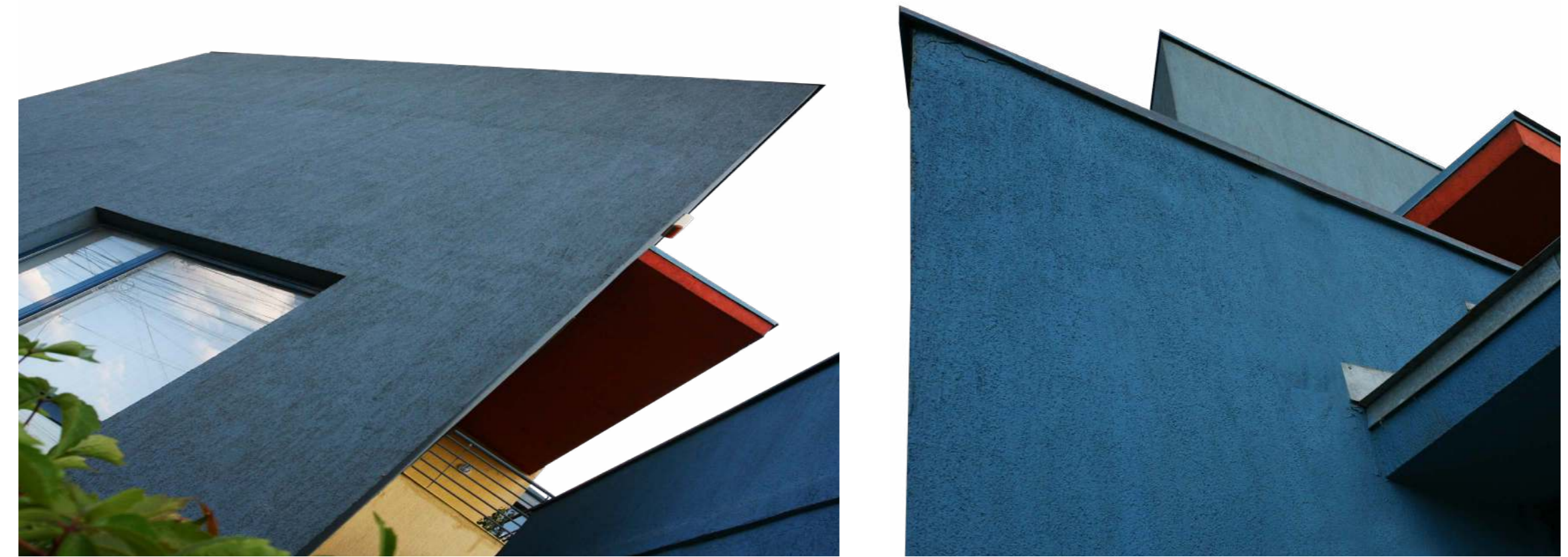


1
La Mesteceni

Project: La Mesteceni;
Project Type: Residential Estate;
Address: 78-84 Grigore Gafencu Street, Bucharest;
Built Surface: 6,140 sqm;
Plot Size: 8,800 sqm;
Height: GF+1F;
Completion: June 2000;
General Contractor: ACMS General Contractor;
Project Architect: BBM Grup;
Owner: Primavera Development.







Ground Plan - Villa La Mesteceni

2
Dem Dobrescu

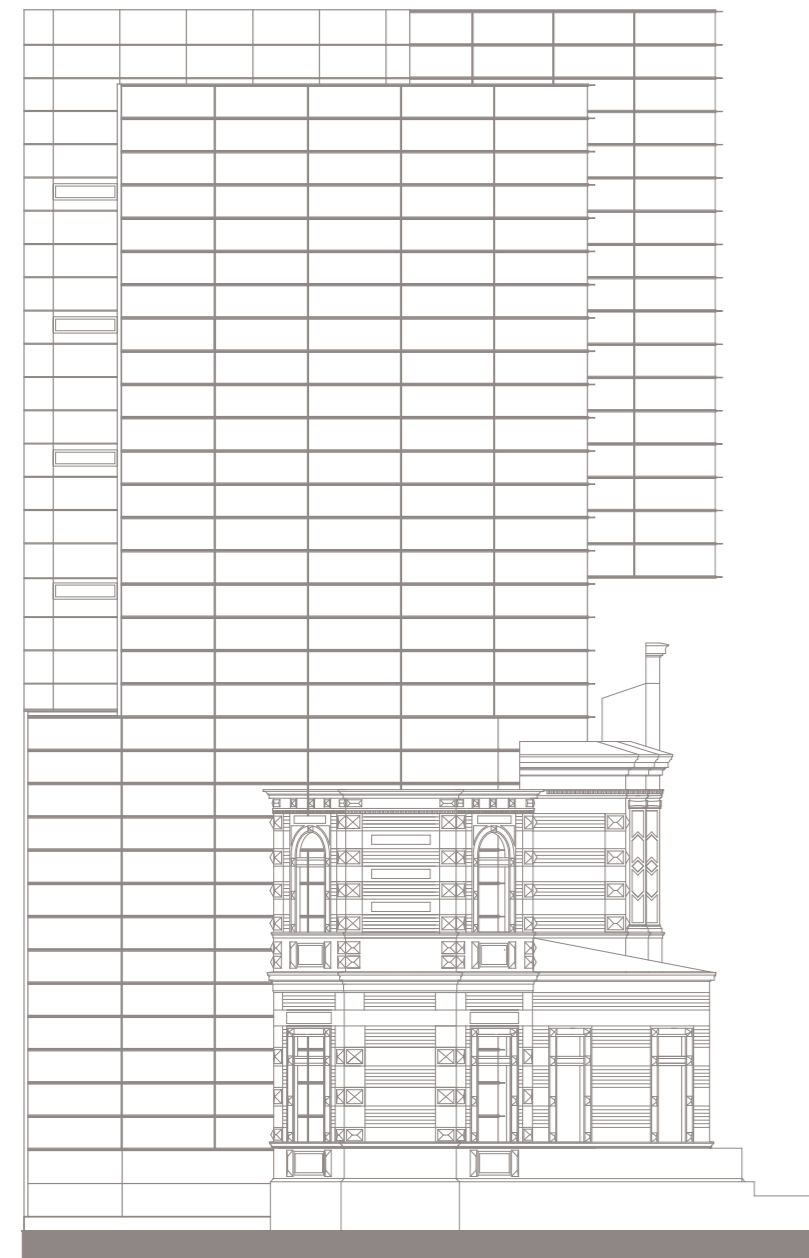
Project: Dem Dobrescu – office building;
Project Type: Office Building;
Address: 5 Demetru I. Dobrescu Street, Bucharest;
Built Surface: 1,400 sqm;
Plot Size: 250 sqm;
Height: 2B+GF+7F;
Completion: August 2004;
General Contractor: ACMS General Contractor;
Project Architect: Dan Marin, Zeno Bogdanescu;
Owner: Primavera Development & Architects Union of Romania.

2

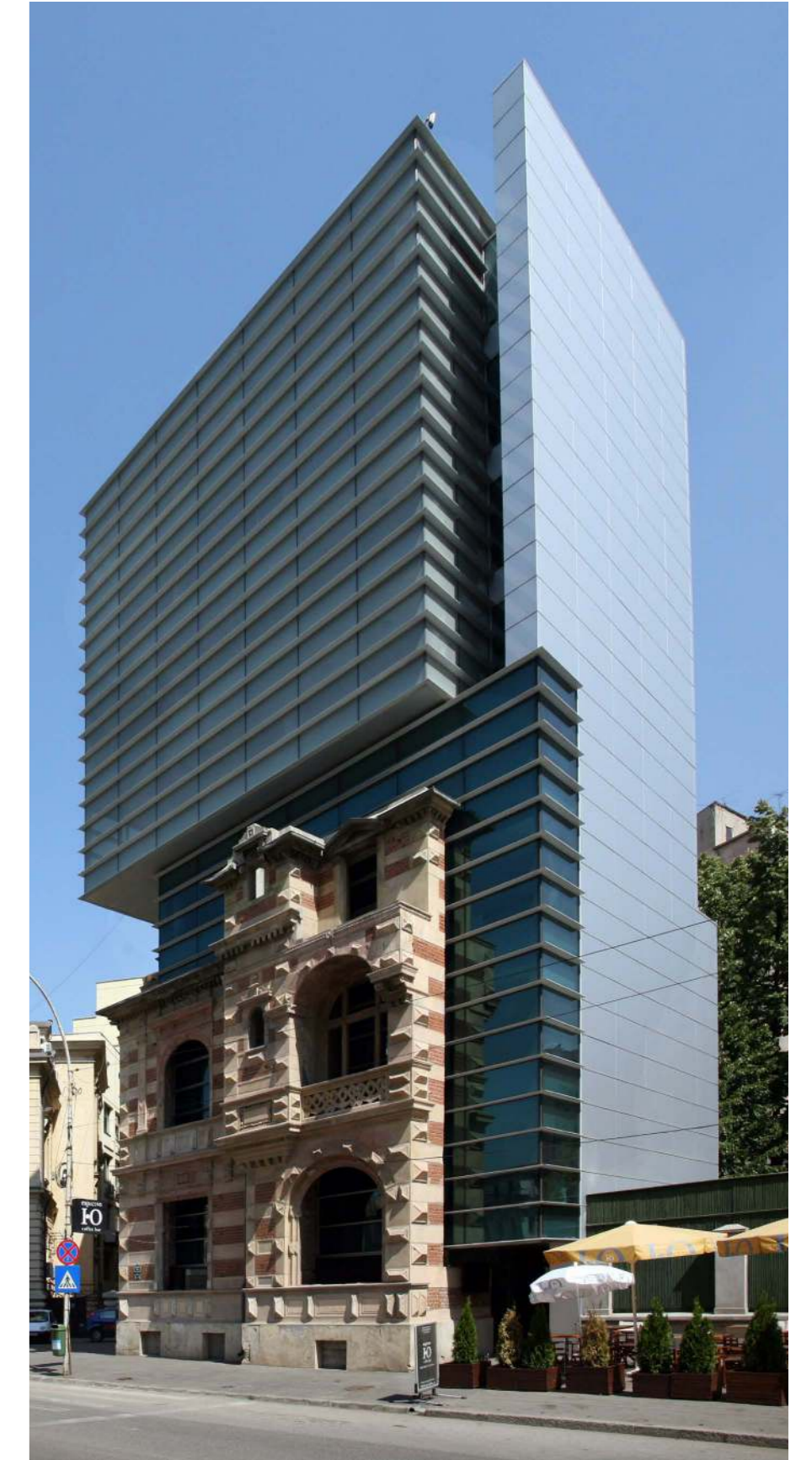
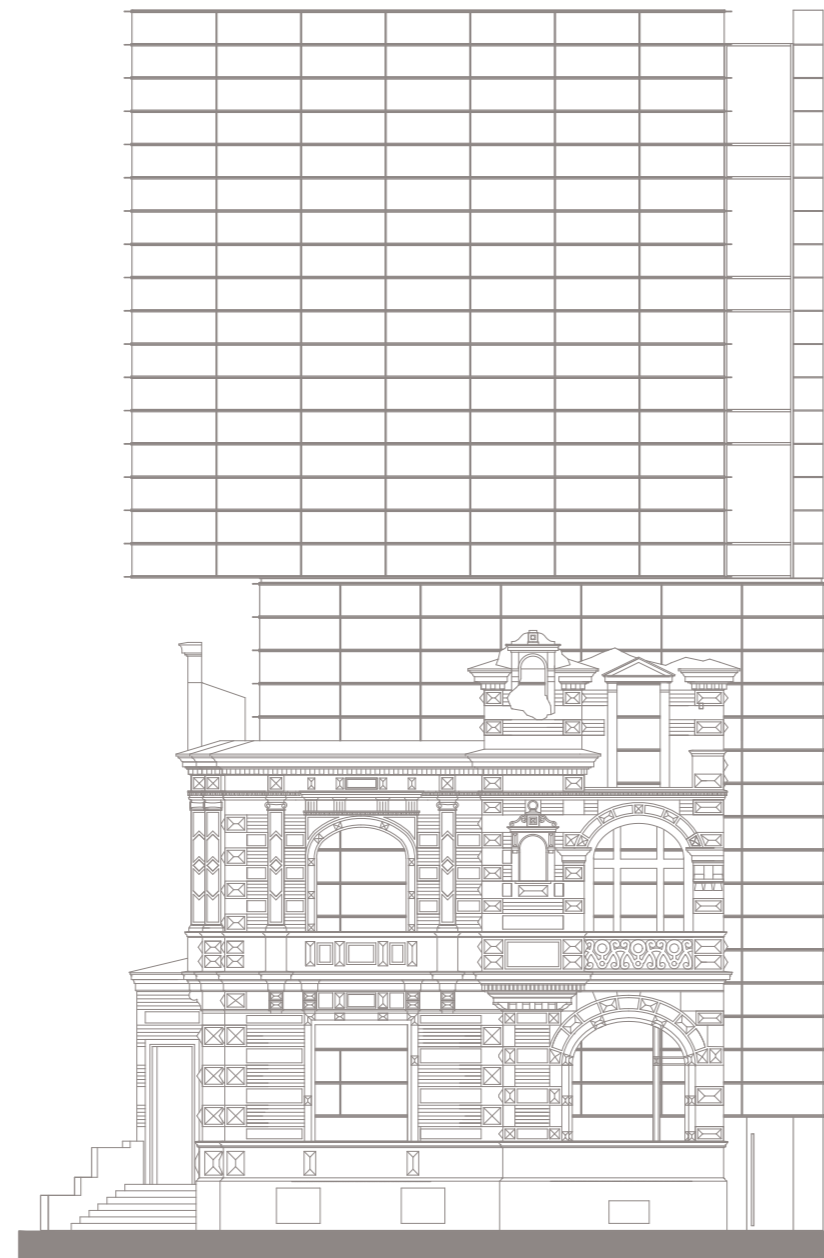
2004

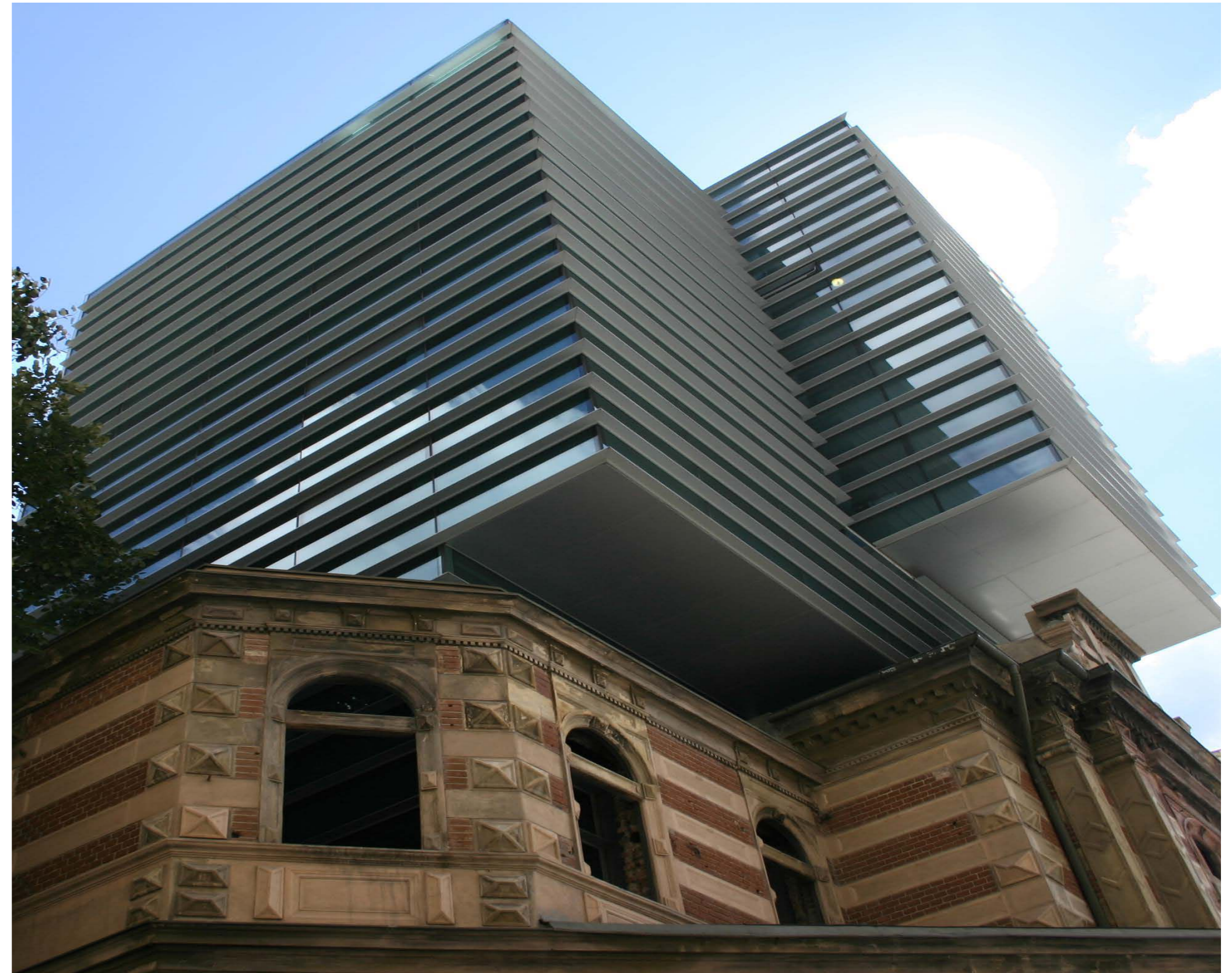






Facades
Dem Dobrescu







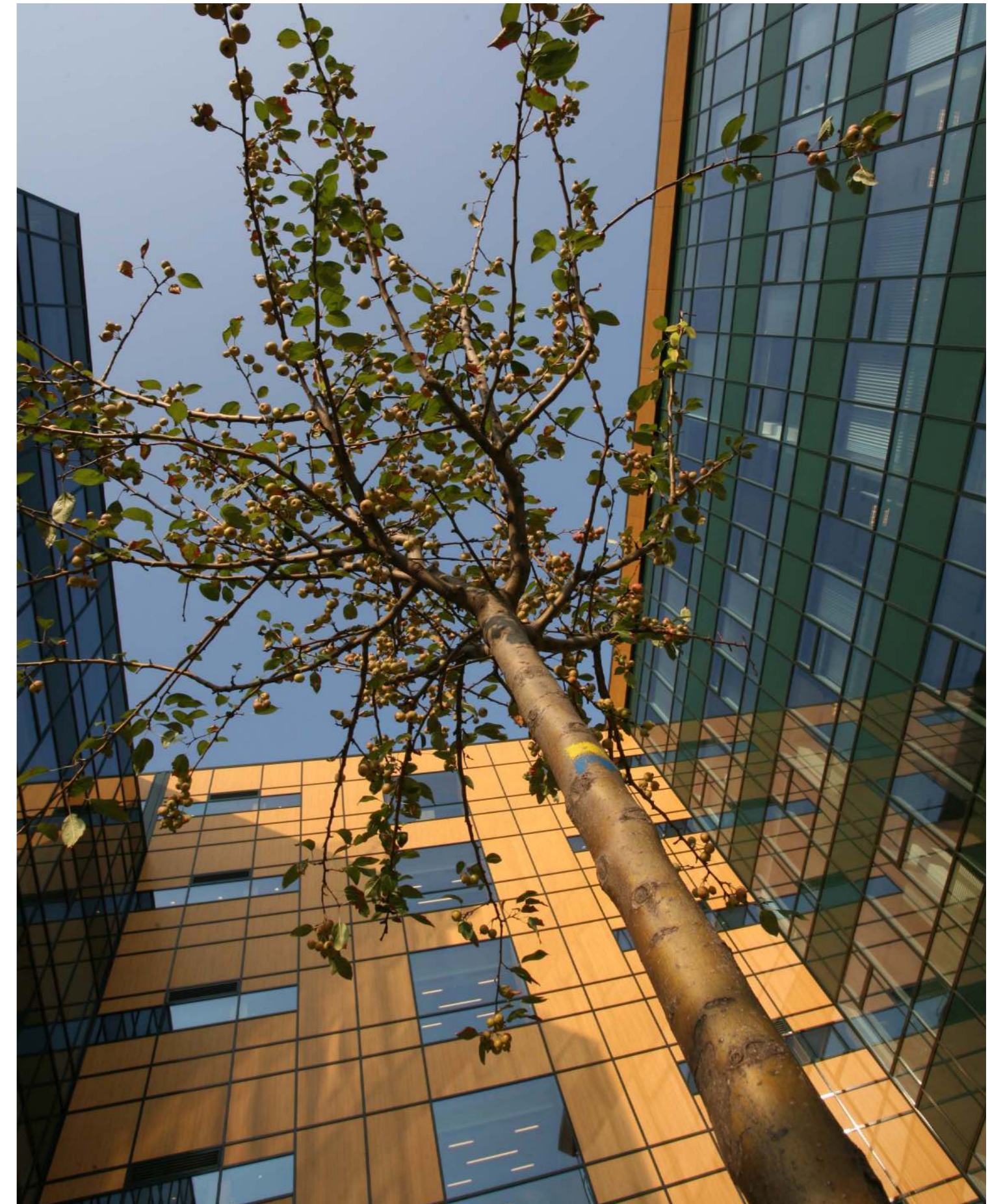
3
S.Park

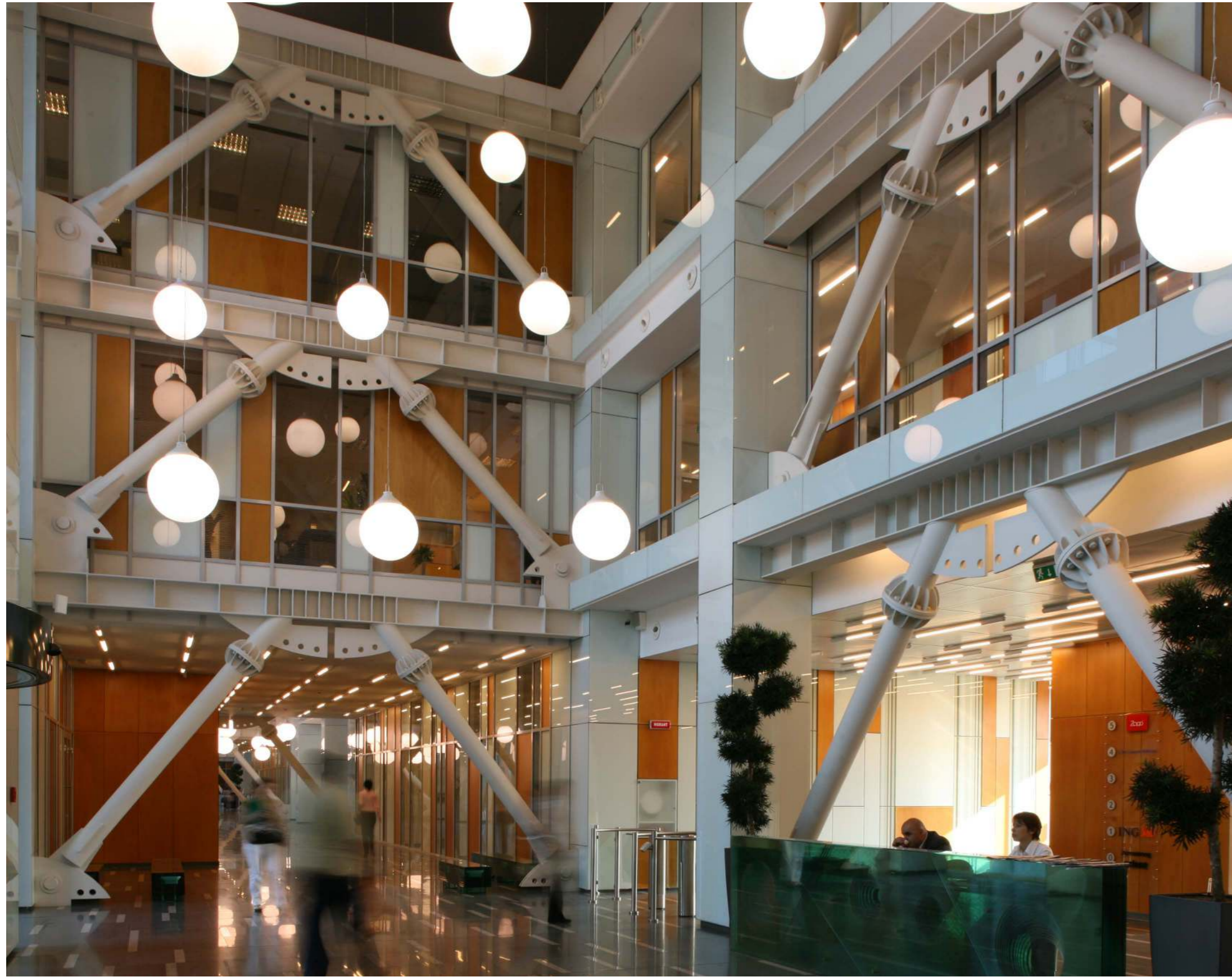
Project: S.Park;
Project Type: Business Park;
Address: 11-15 Tipografilor Street, Bucharest;
Built Surface: 54,500 sqm;
Plot Size: 12,800 sqm;
Height: 2B+GF+5F;
Completion: May 2007;
General contractor: ACMS General Contractor;
Project Architect: BBM Grup;
Owner: Immofinanz (since August 2007).

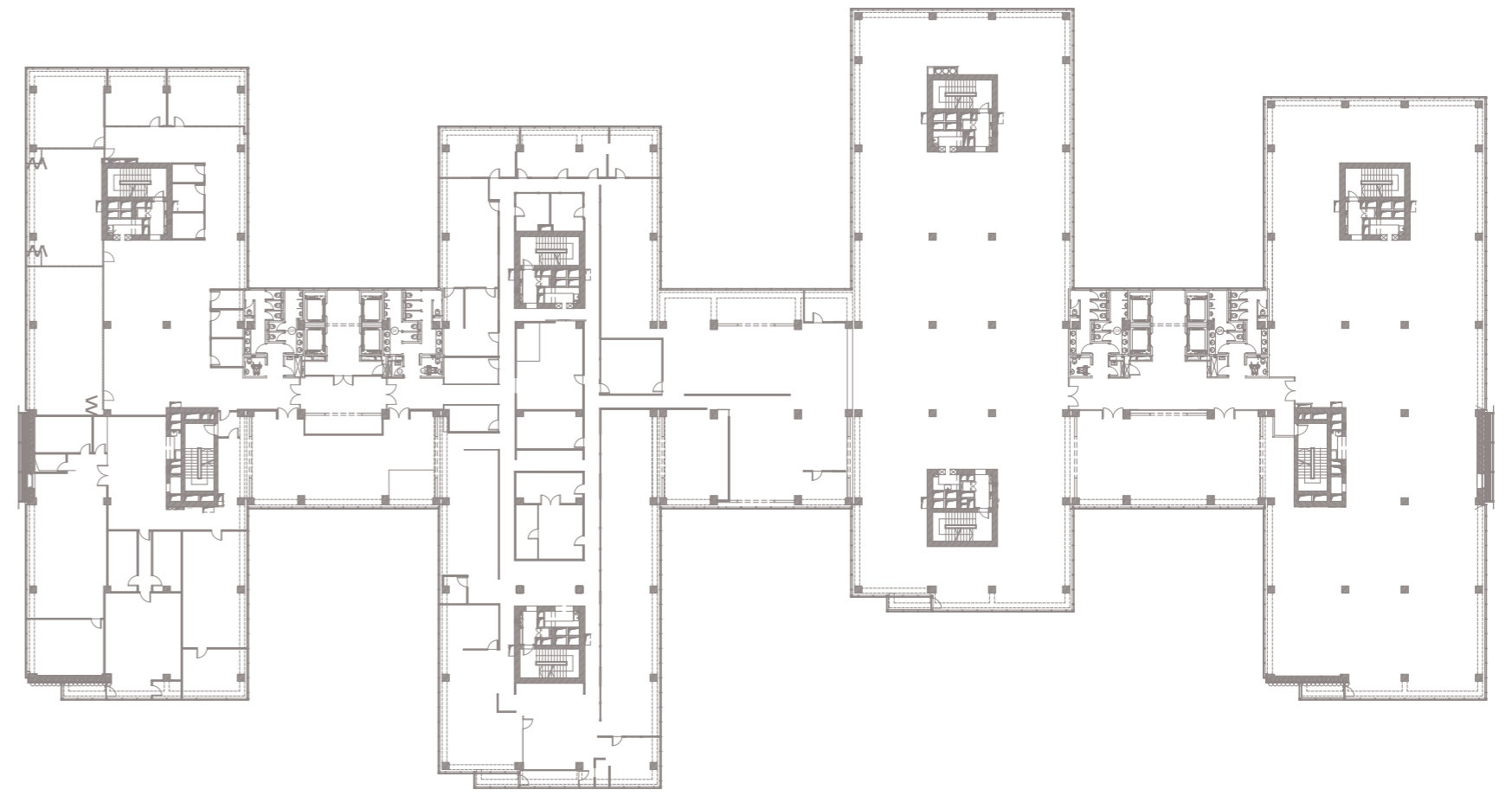


3









Floor plan
S.Park

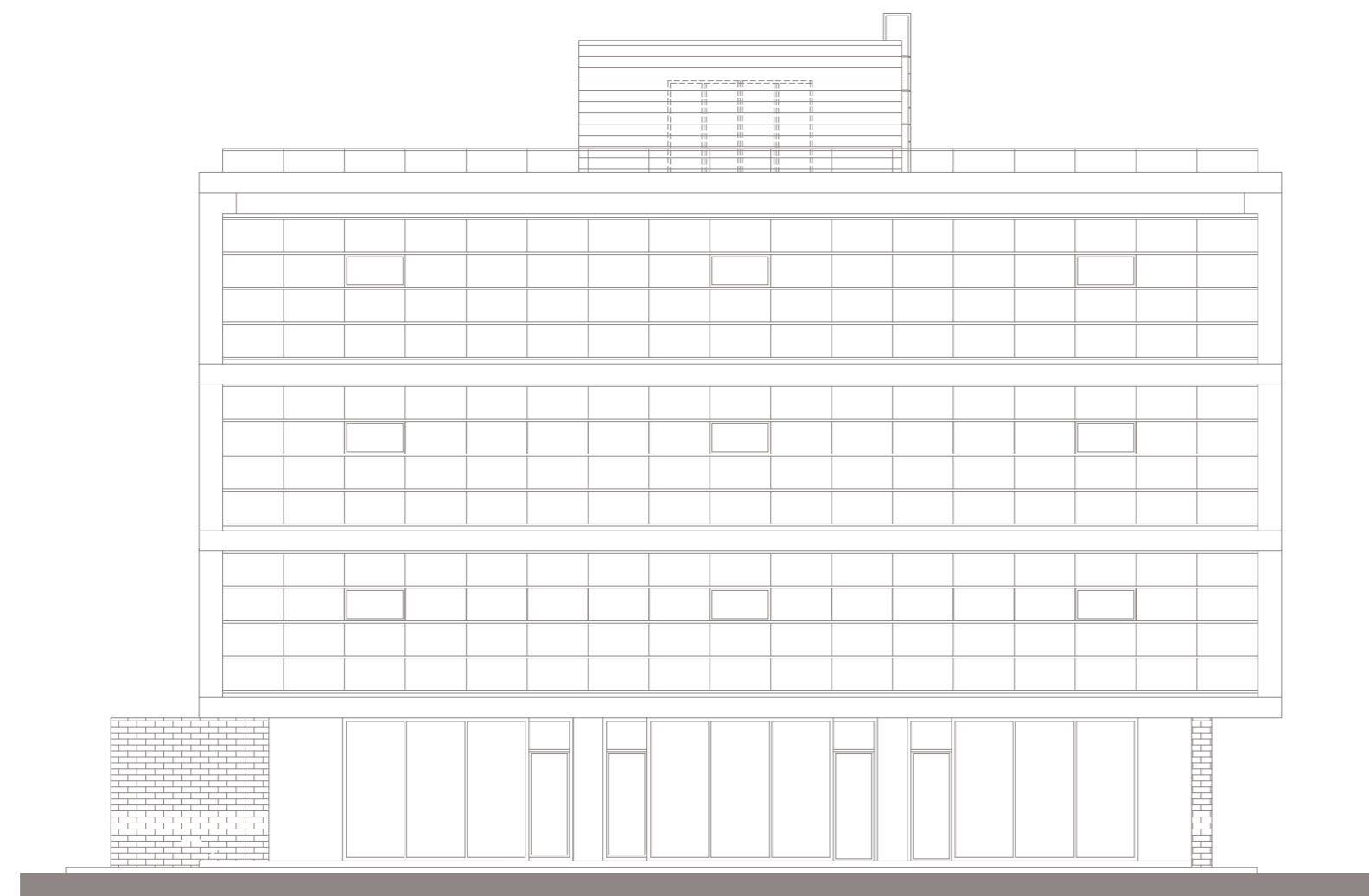
4 EOS Business Park

Project: EOS Business Park 1;
Project Type: Business & Industrial Park;
Address: 140-160 Nicolae Cânea Street, Bucharest;
Build Surface: 3,500 sqm;
Plot Size: 5,132 sqm;
Height: Gf+3F+Technical Floor;
Completion: May 2008;
General contractor: ACMS General Contractor;
Project Architect: București International Proiect;
Owner: SPDI (since August 2014).

Project: EOS Industrial/Residential Development;
Project Type: Residential & Industrial Park;
Address: 140-160 Nicolae Cânea Street, Bucharest;
Plot Size: 23,742 sqm;
Owner: Primavera Development.

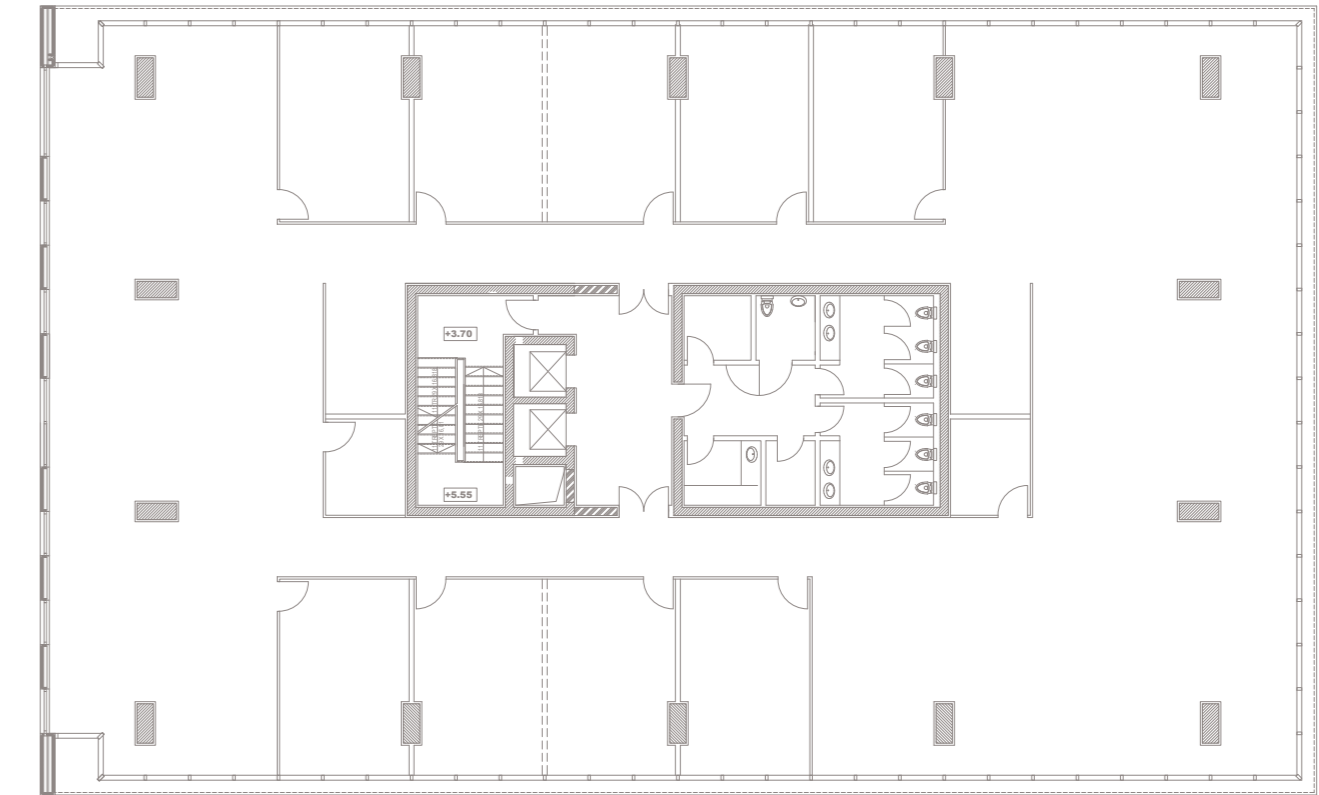






Facade
EOS Business Park





Floor plan
EOS Business Park

5 Frumoasa 30

Project: Frumoasa 30;
Project Type: Office Building;
Address: 30 Frumoasa Street, Bucharest;
Built Surface: 4,800 sqm;
Plot Size: 850 sqm;
Height regime: 2B+Gf+5F;
Completion: January 2011;
General Contractor: ACMS General Contractor;
Project Architect: BBM Grup;
Owner: Primavera Development.



3





Sections
Frumoasa 30

6 CSDA Siriului

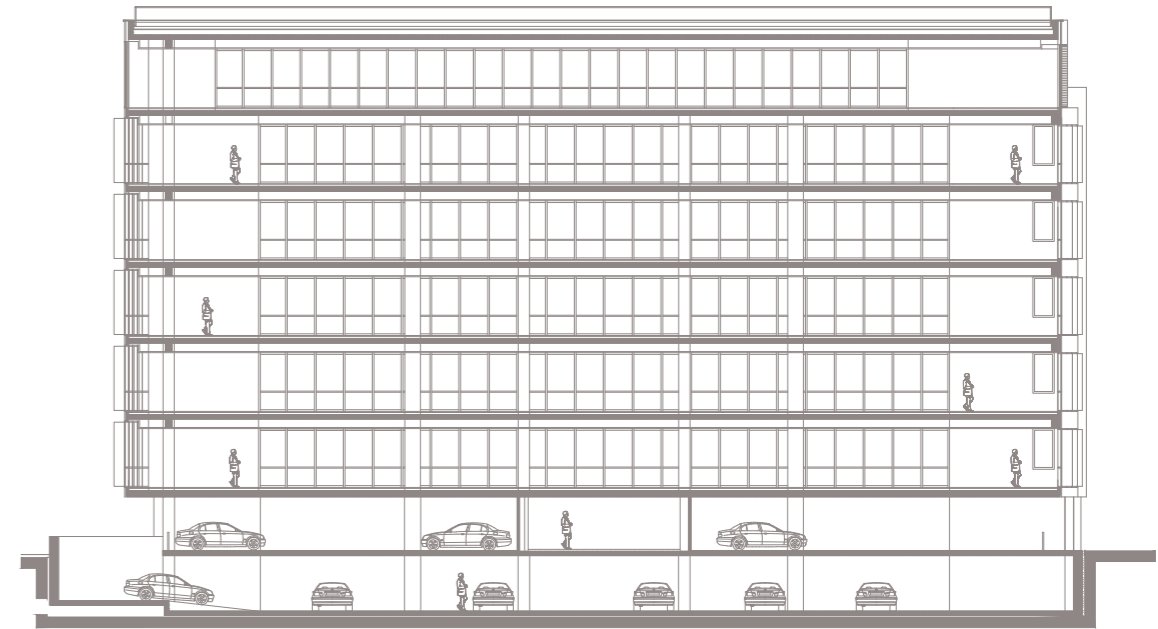
Project: CSDA Siriului;
Project Type: Office Building;
Address: 22-26 Siriului Street, Bucharest;
Built Surface: 5,070 sqm;
Plot Size: 1,400 sqm;
Height: B+Gf+6F;
Completion: March 2013;
General Contractor: Classic Dome;
Project Architect: Point Zero;
Owner: Urgent Fund (since May 2017).











Sections
CSDA Sîrului

7

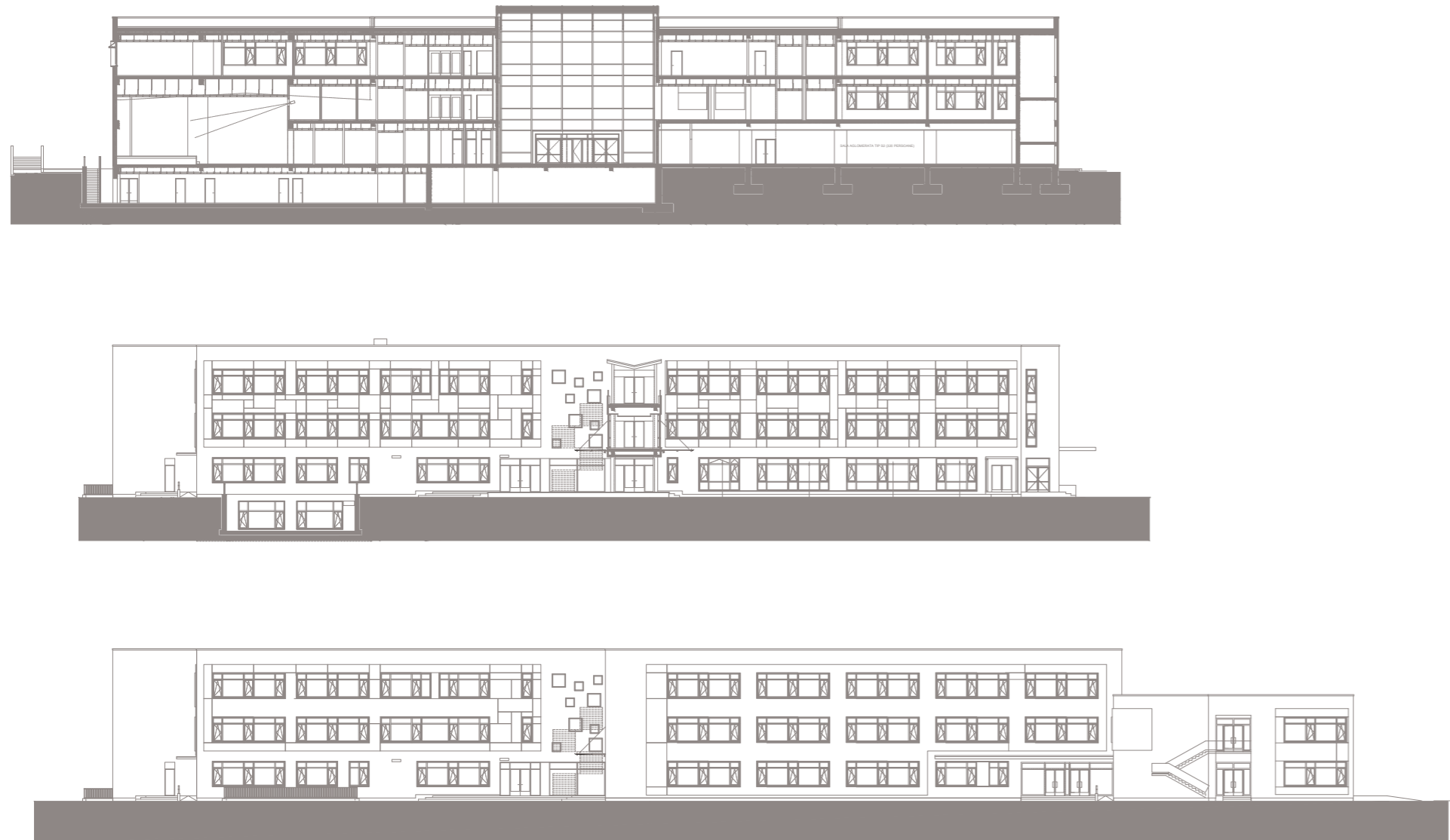
Lycee Francaise "Anna de Noailles"

Project: Lycee Francaise "Anna de Noailles";
Project Type: School Building;
Address: 160A Bucharest - Ploiesti, Bucharest;
Built Surface: 12,000 sqm;
Plot Size: 24,000 sqm;
Height: GF+2F;
Completion: June 2013;
General Contractor: ACMS General Contractor;
Project Architect: Western Outdoor;
Owner: Embassy of France.

7

2013

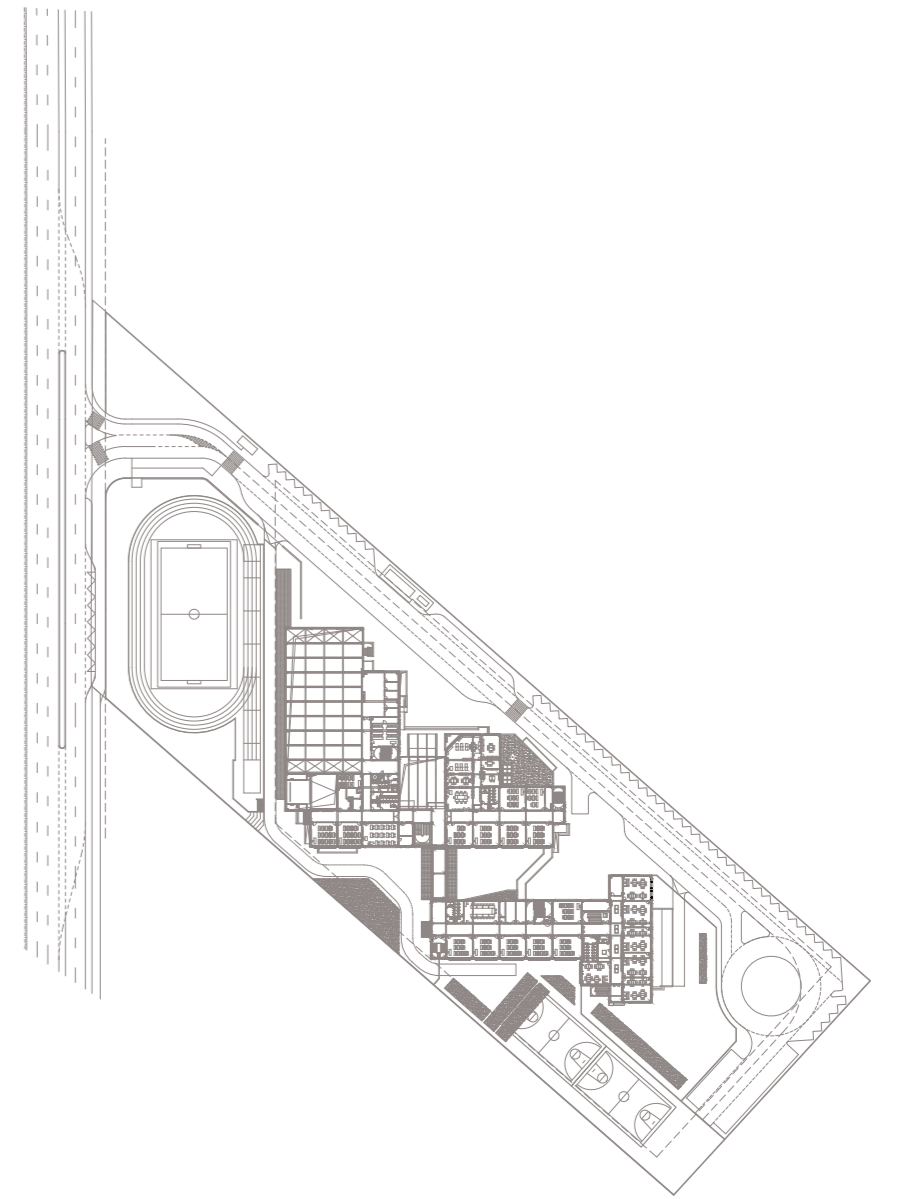




Sections
Lycee Francaise "Anna de Noailles"

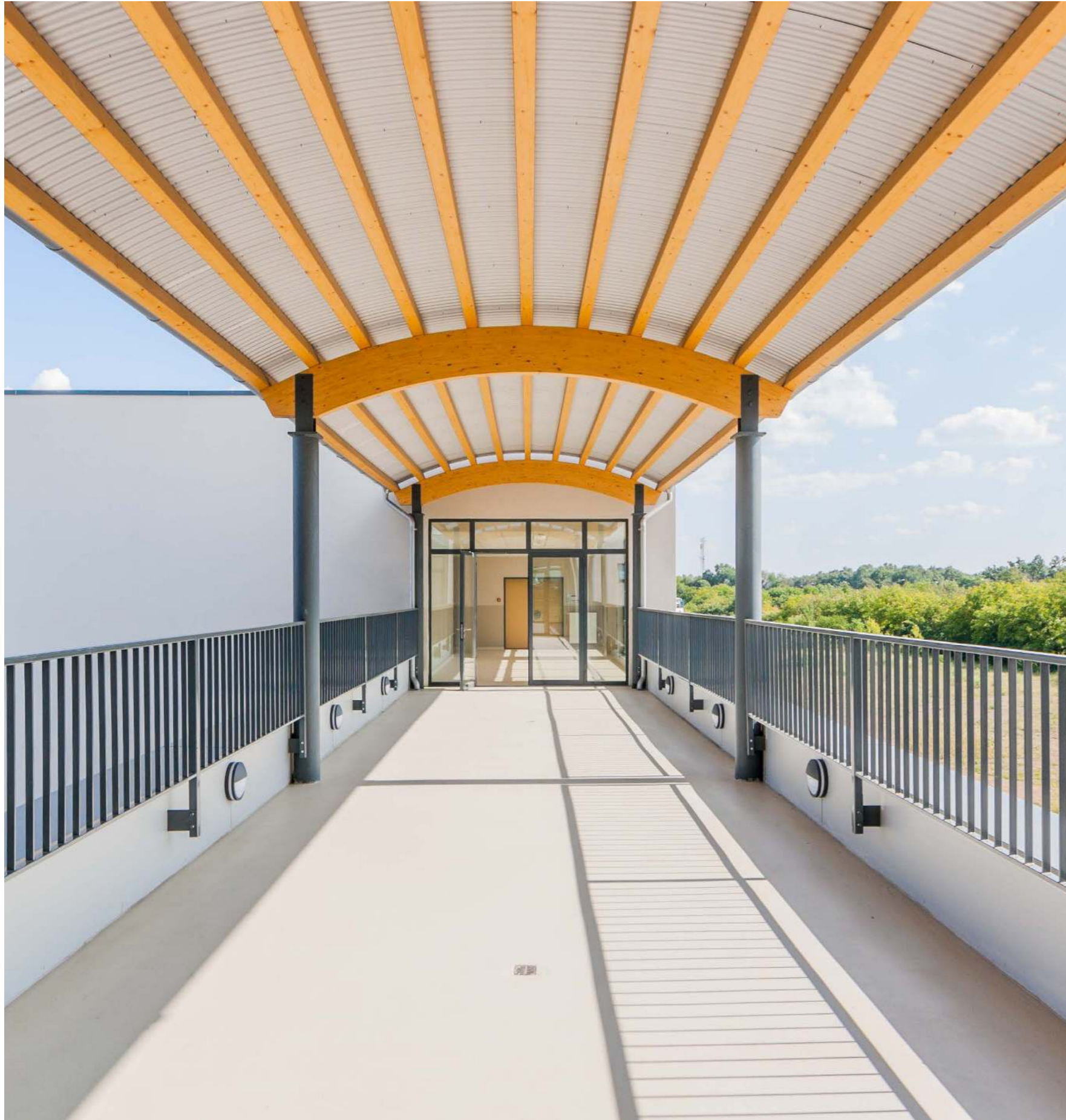






Floor plan
Lycee Francaise "Anna de Noailles"







8 CSDA Bornemisza

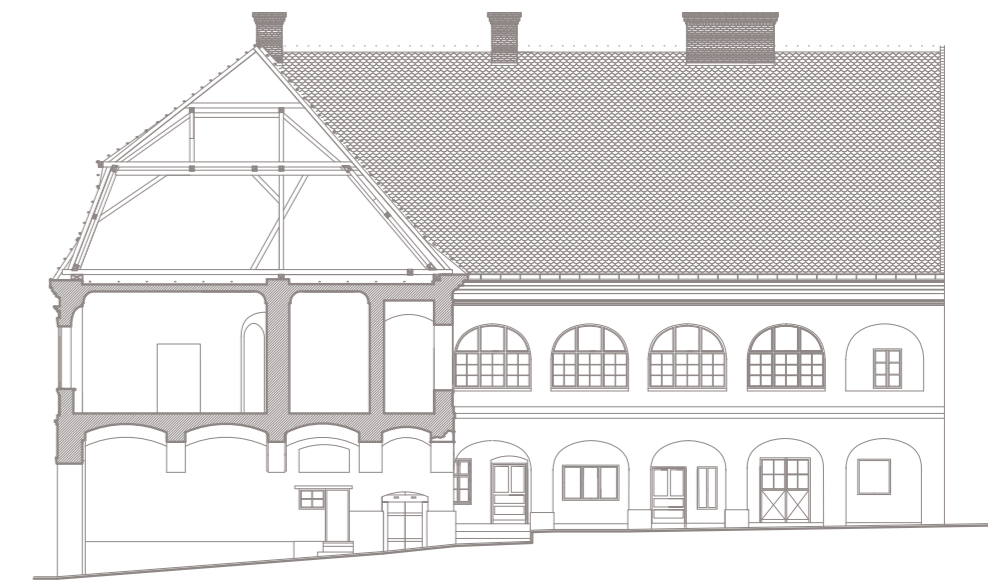
Project: CSDA Bornemisza;
Project Type: Office Building / Restoration;
Address: 1 Târgului Street, Târgu Mureș;
Built Surface: 4,512 sqm;
Plot Size: 1,481 sqm;
Height: B+Gf+2F;
Completion: September 2014;
General Contractor: Moragroind;
Project Architect: BBM Grup;
Owner: Sapientia Foundation (since May 2021).



8
2014







Facades
CSDA Bornemisza





9 Străulești

Project: Străulești Park;
Project Type: Residential Estate;
Address: 117A Străulești Street, Bucharest;
Built Surface: 3,041 sqm;
Plot Size: 3,040 sqm;
Height regime: B+Gf+3F;
Completion: March 2017;
General Contractor: ACMS General Contractor;
Project Architect: Point Zero;
Owner: Different entities.

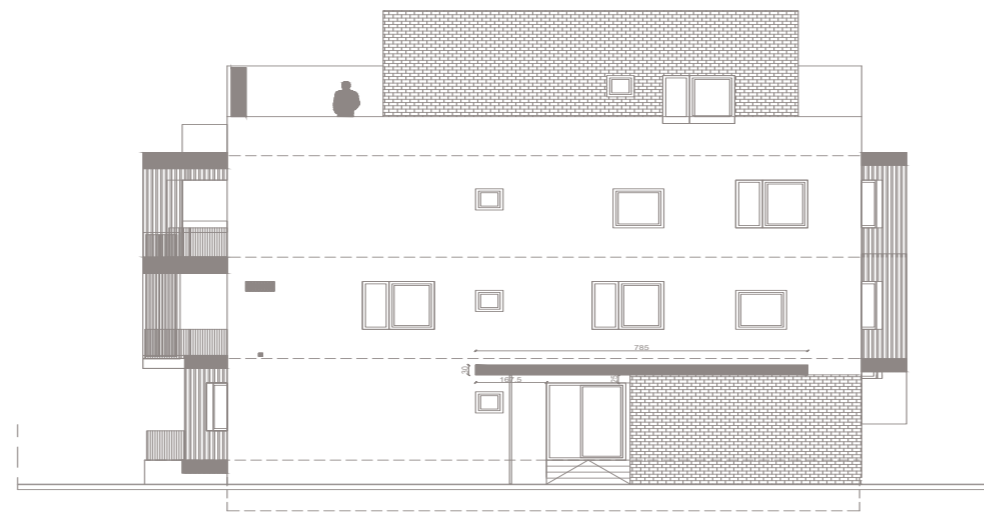


9

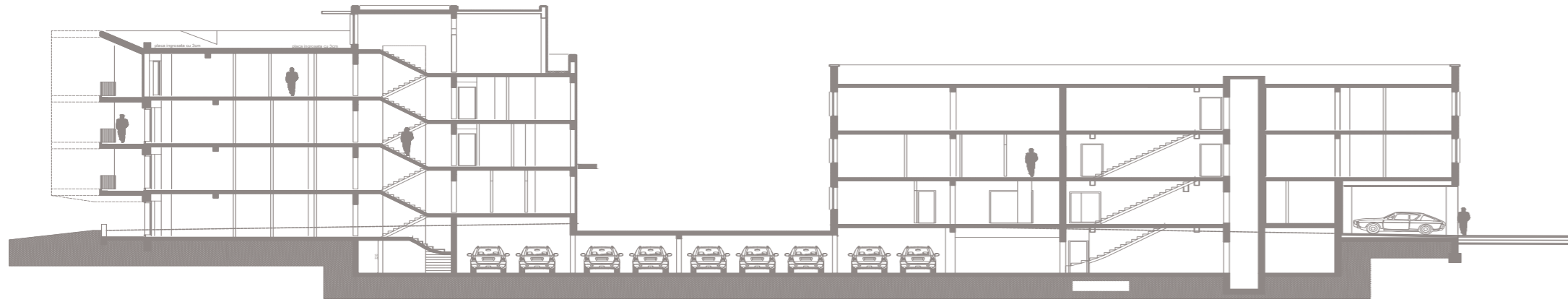
2017







Facade
Străulești



Section
Străulești



10 D'OR Offices

Two worlds meet in a courtyard on Dorobanti Street

Project: D'OR Offices;

Project Type: Office Building;

Address: 32 Calea Dorobanți, Bucharest;

Built Surface: 10,180 sqm;

Plot Size: 2,200 sqm;

Height regime: 3B+Gf+8F;

Completion: September 2018;

General Contractor: ACMS General Contractor;

Project Architect: Ideart – arh. Dan Marin;

Owner: Primavera Development.

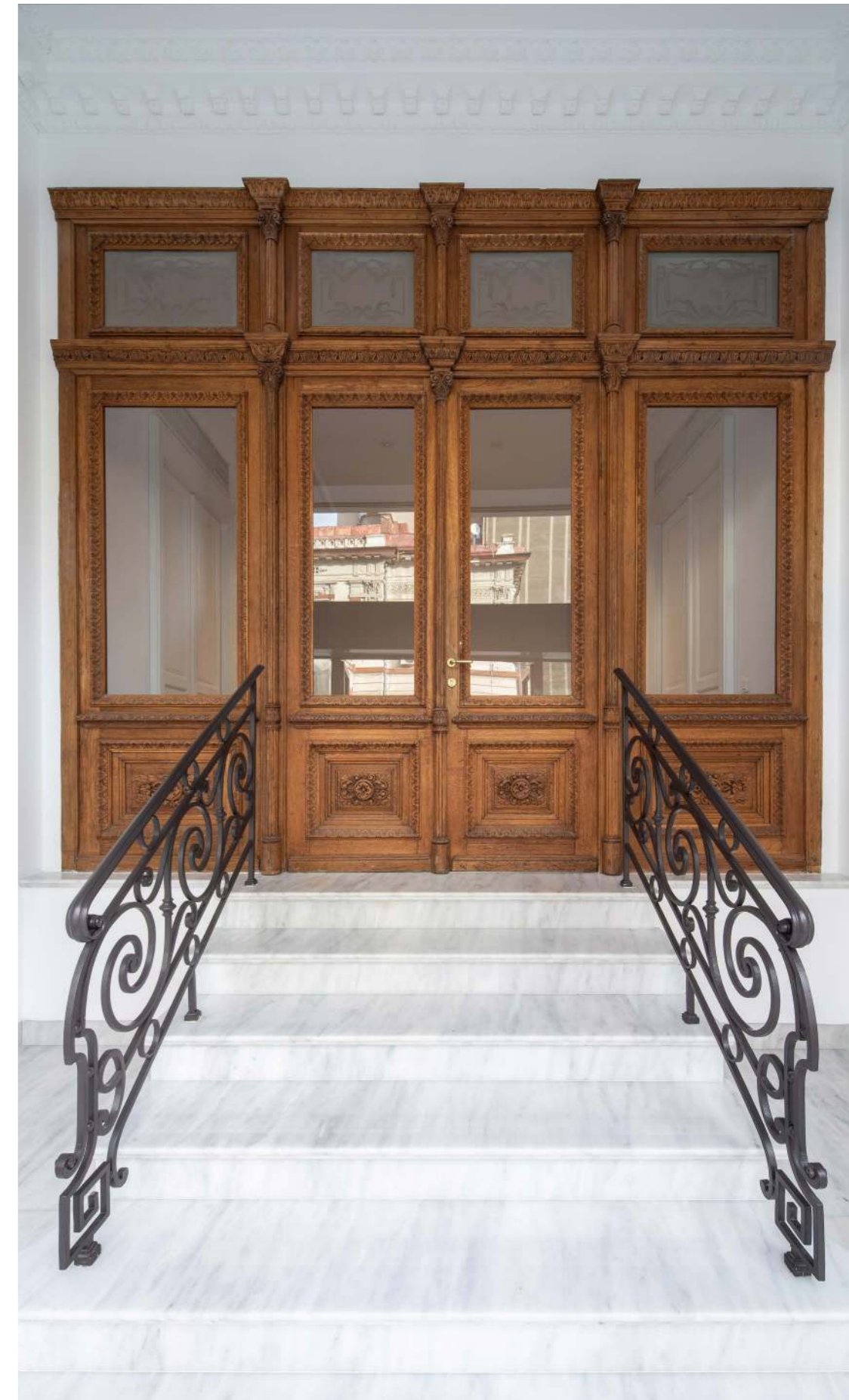
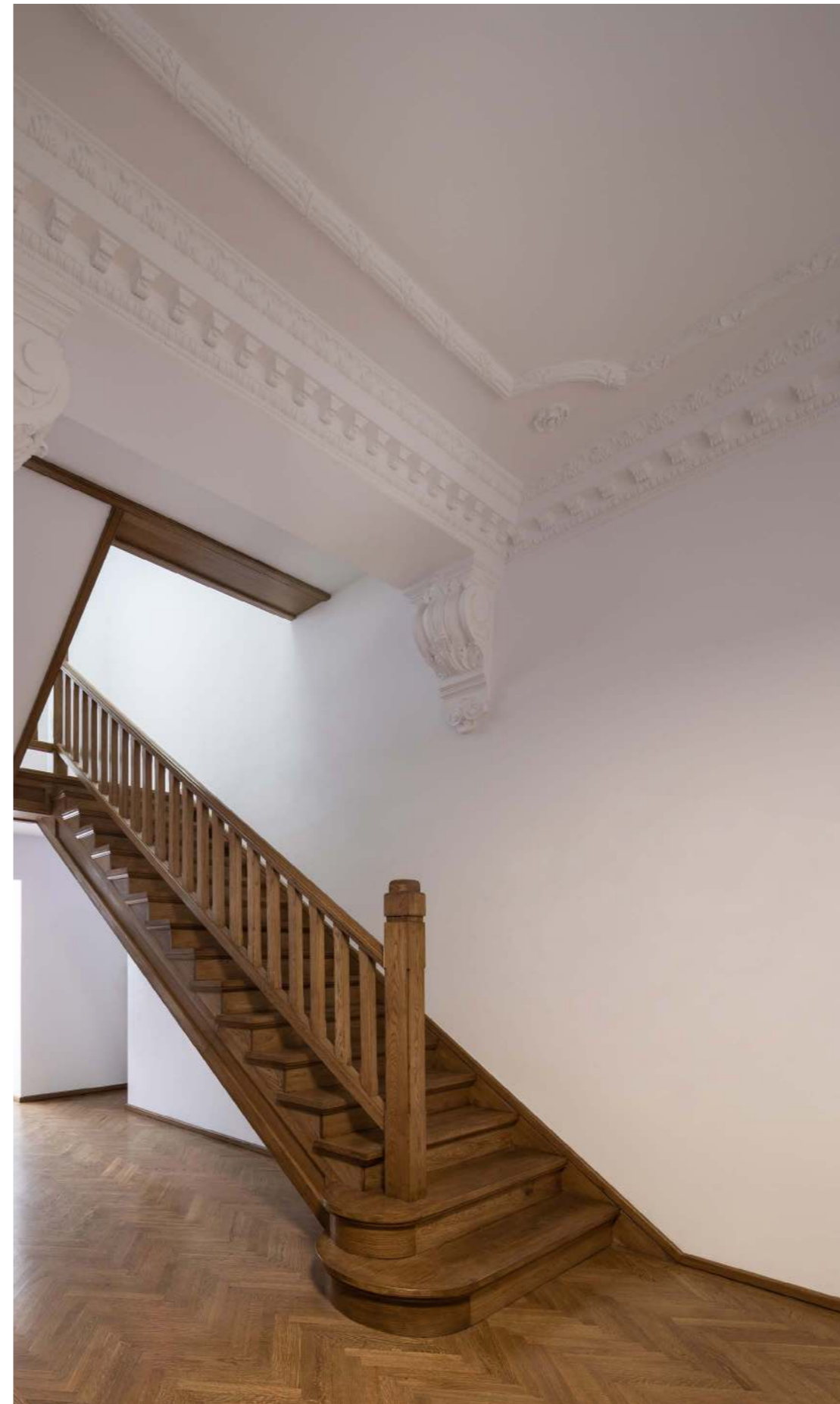
10

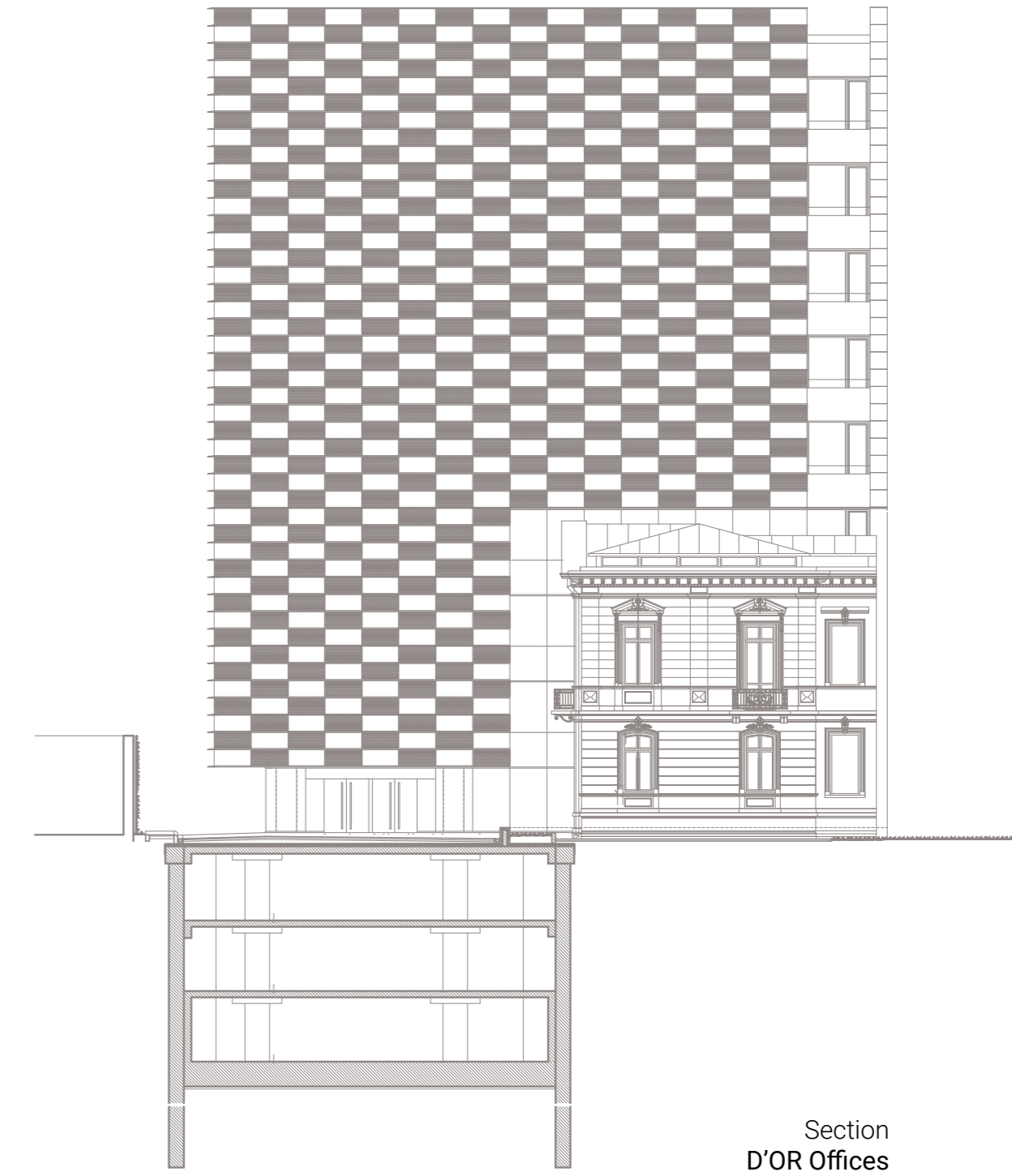
2018



01







Section
D'OR Offices





11 Festival Shopping Center

Project: Festival Shopping Center;
Project Type: Shopping Center;
Address: Lector Street, Sibiu;
Built Surface: 132,700 sqm;
Plot Size: 32,000 sqm;
Height: B+Gf+2F;
Completion: November 2019;
General Contractor: Bau Element;
Project Architect: B2 International Consultants;
Developer: Primavera Development and NEPI Rockcastle;
Owner: NEPI Rockcastle.

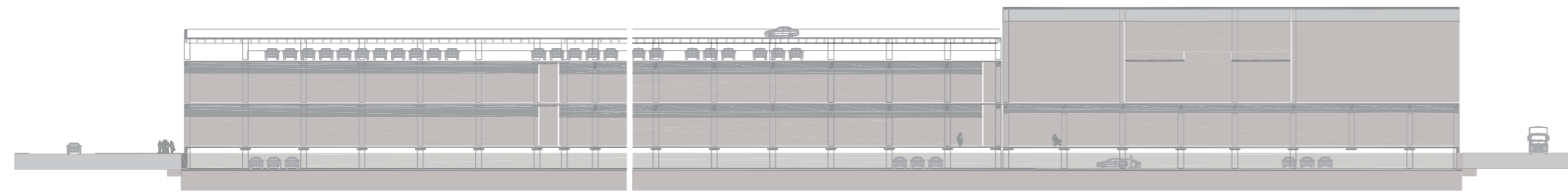
11
2019











Section
Festival Shopping Center



12 Splay

Project: Splay;
Project Type: Office Building;
Address: 53 Mihail Kogălniceanu Street, Bucharest;
Building Surface: 1,659 sqm;
Plot Size: 420 sqm;
Height: B+Gf+7F;
Completion: December 2019;
General Contractor: ACMS General Contractor;
Project Architect: ADN Birou Arhitectură;
Owner: Primavera Development.

12
2019



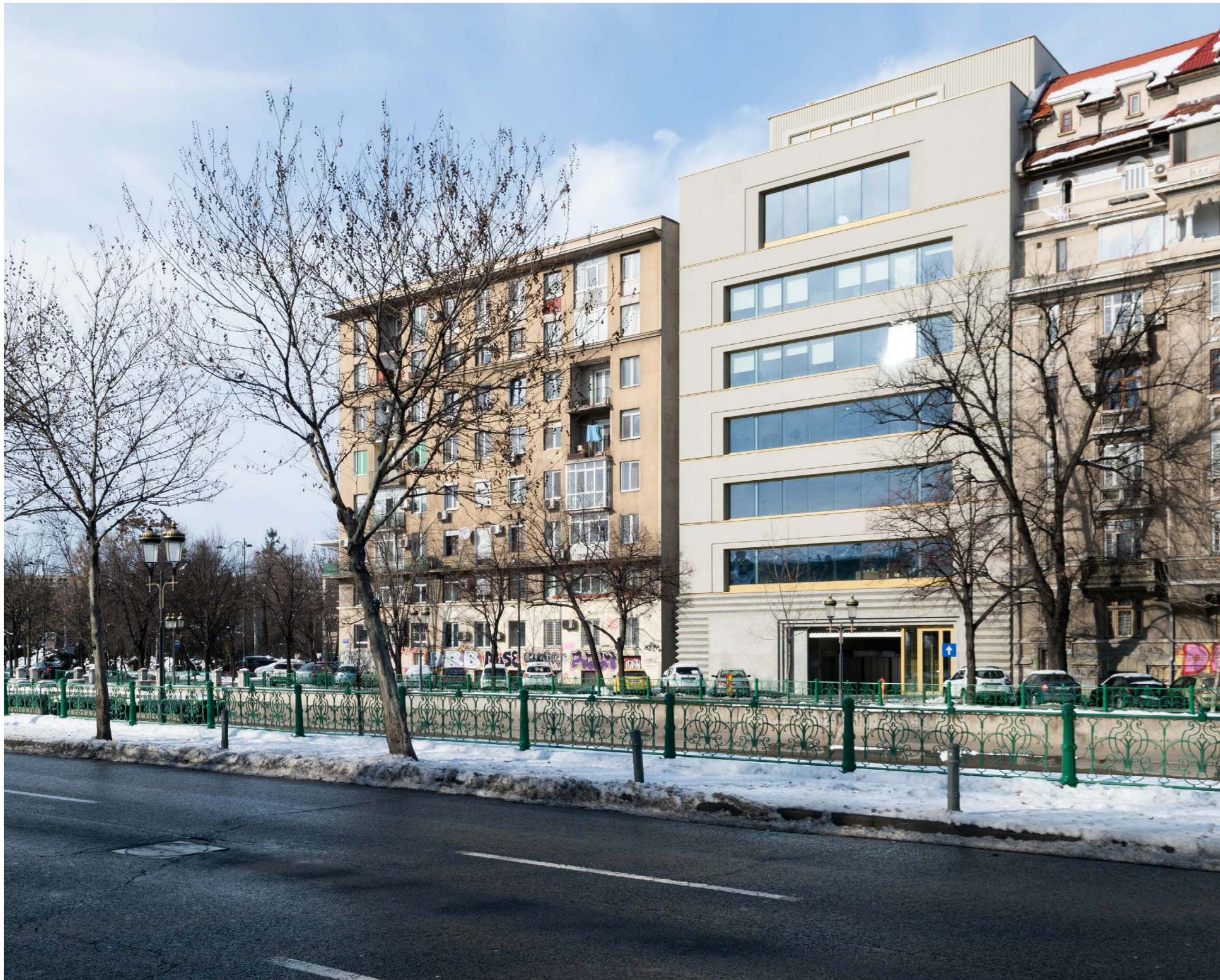




Facade
Splay







13 Aviației Park

Project: Aviației Park;
Project Type: Residential Estate;
Address: 58B Căpitan Alexandru Șerbănescu Street, Bucharest;
Built Surface: 40,600 sqm;
Plot Size: 14,000 sqm;
Height: B+Gf+10F;
Developer: Forte Partners and Primavera Development;
Completion: January 2020;
General Contractor: ACMS General Contractor;
Project Architect: ADN Birou Arhitectură;
Owner: Different entities.



31



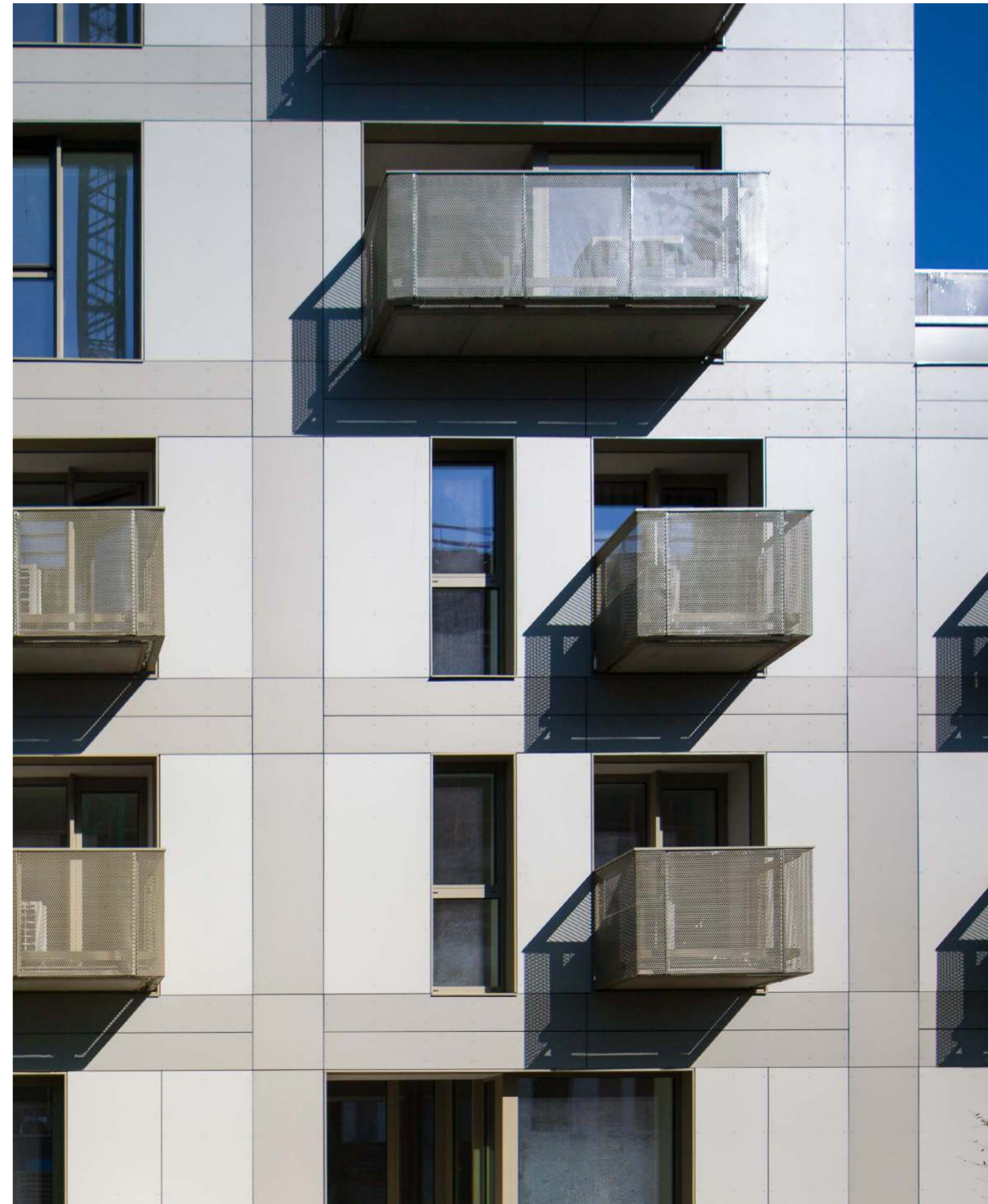




Section
Aviației Park







14 Zorileanu Apartments

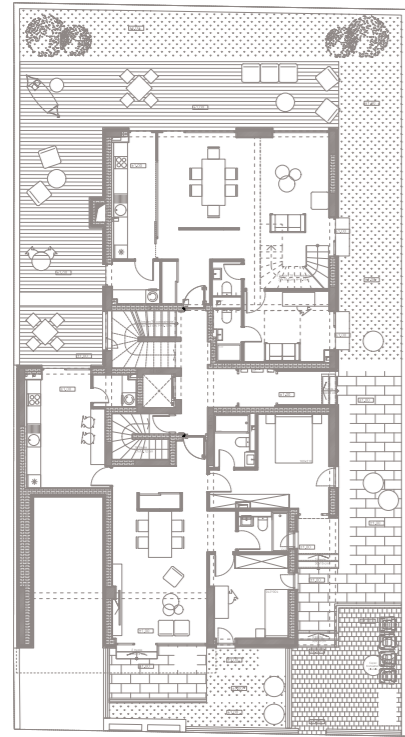
Project: Zorileanu Apartments;
Project Type: Residential Estate;
Address: 85 Aviator Mircea Zorileanu Street, Bucharest;
Building Surface: 1,250 sqm;
Plot Size: 550 sqm;
Height: B+Gf+3F;
Completion: November 2021;
General Contractor: ACMS General Contractor;
Project Architect: Point Zero;
Owner: Primavera Development.

14

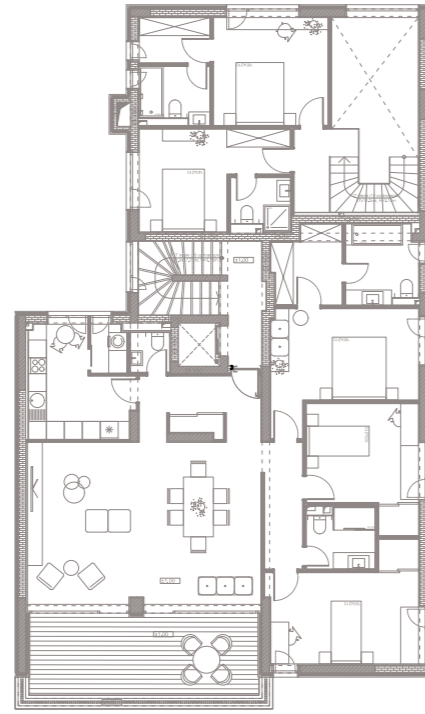
2021



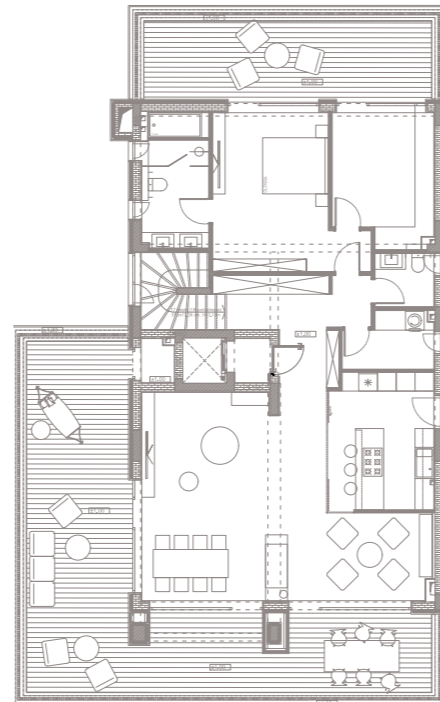




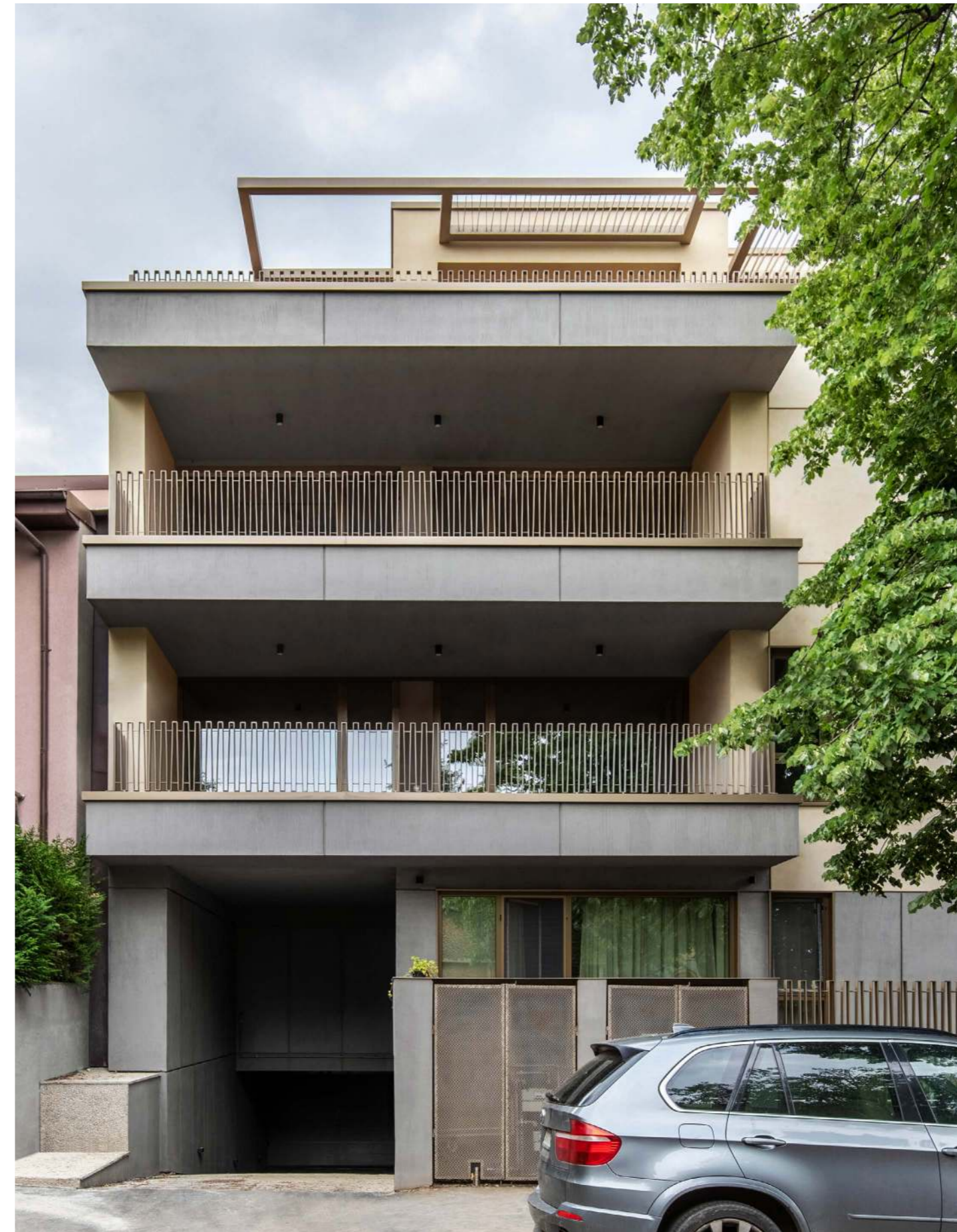
Ground floor plan
Zorileanu Apartments

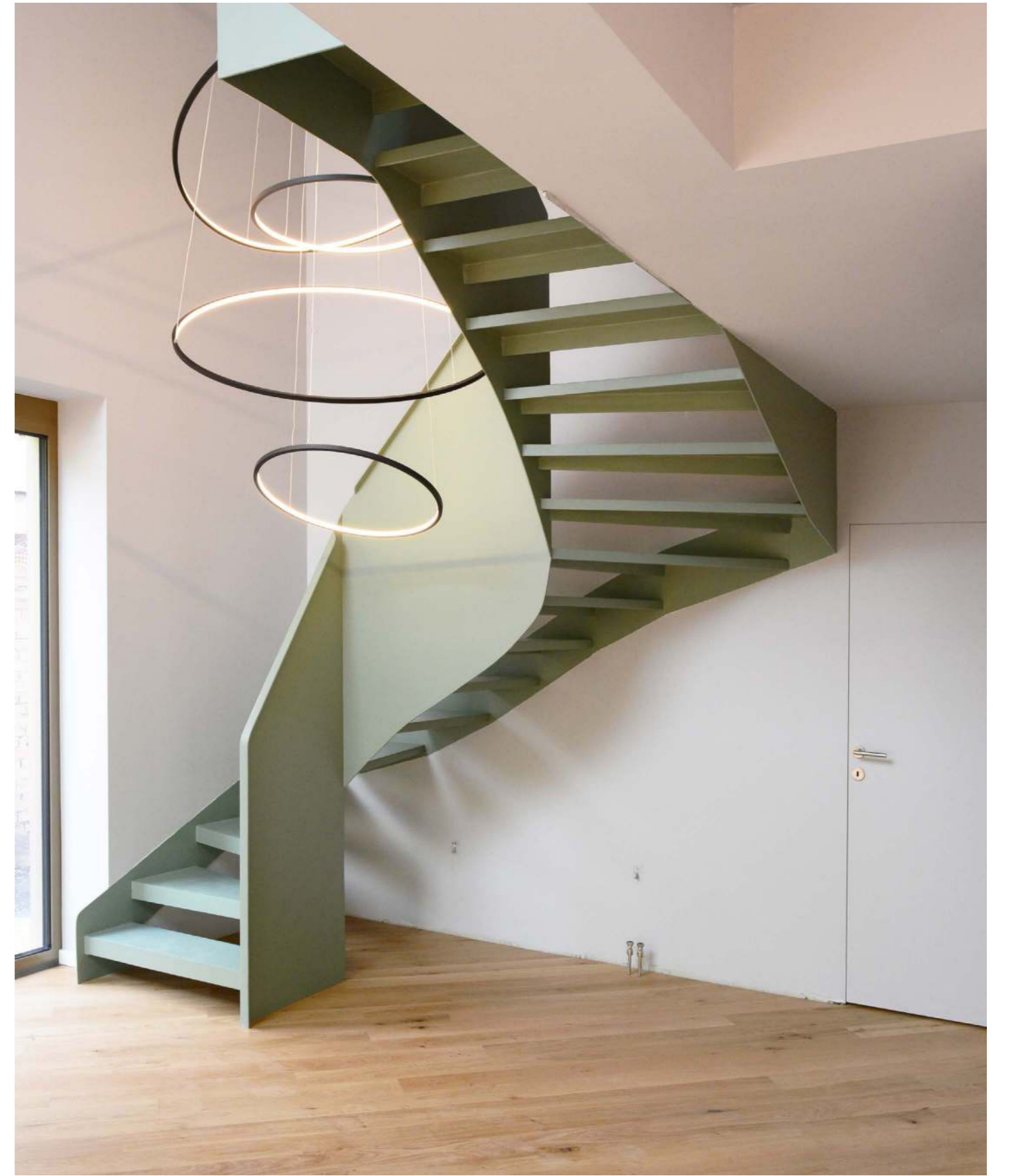
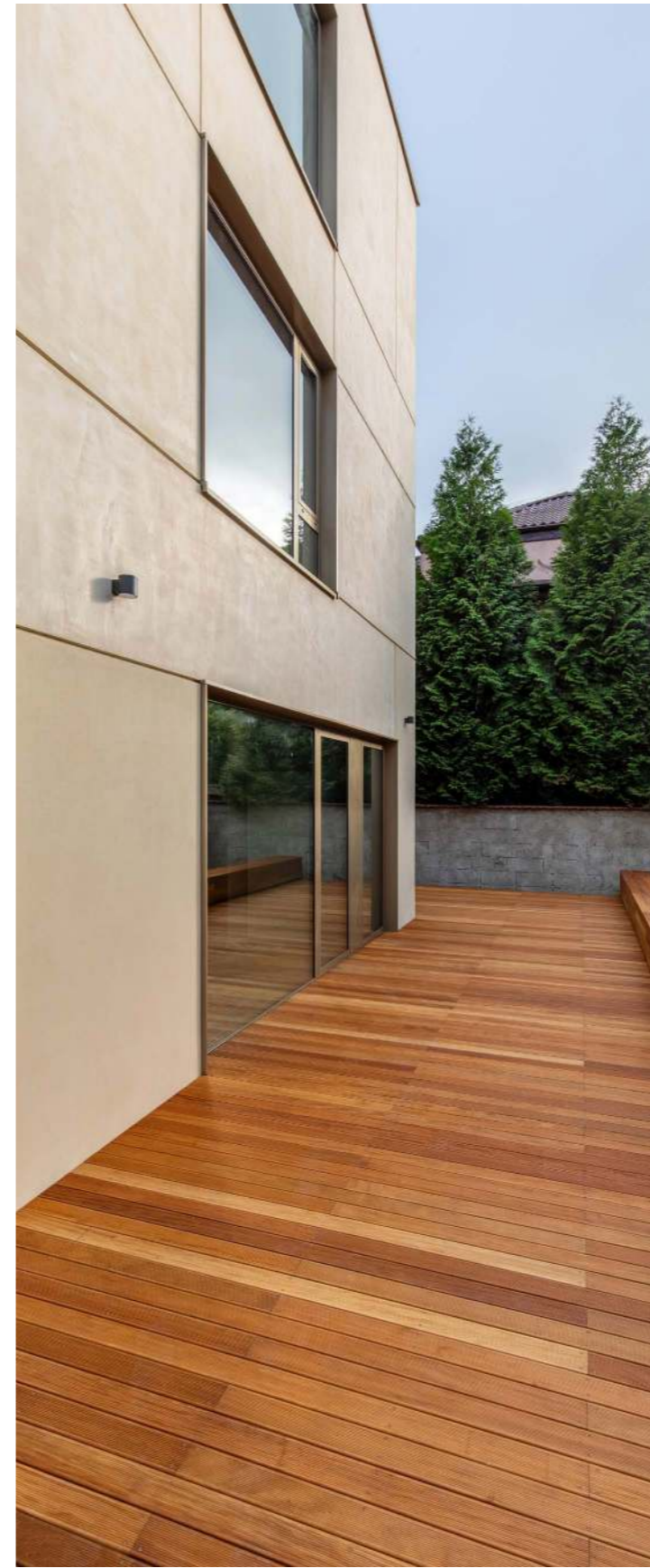
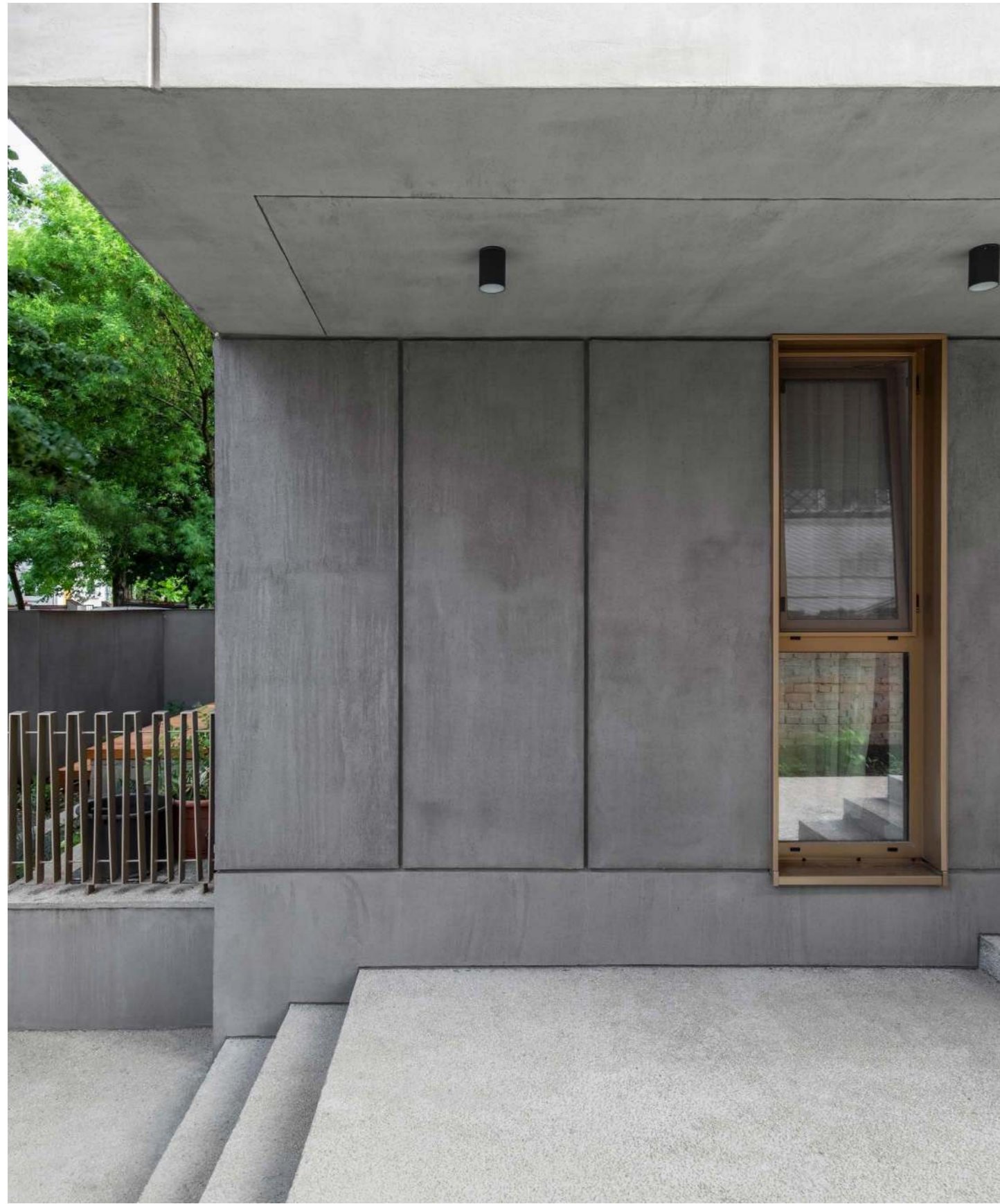


Second floor plan



Third floor plan





15 Muse

Project: Muse;
Project Type: Office Building;
Address: 2 Menuetului Street, Bucharest;
Built Surface: 13,962 sqm;
Plot Size: 2,600 sqm;
Height: 4B+Gf+6F;
Completion: February 2023;
General Contractor: ACMS General Contractor;
Project Architect: Point Zero;
Owner: Primavera Development.

15

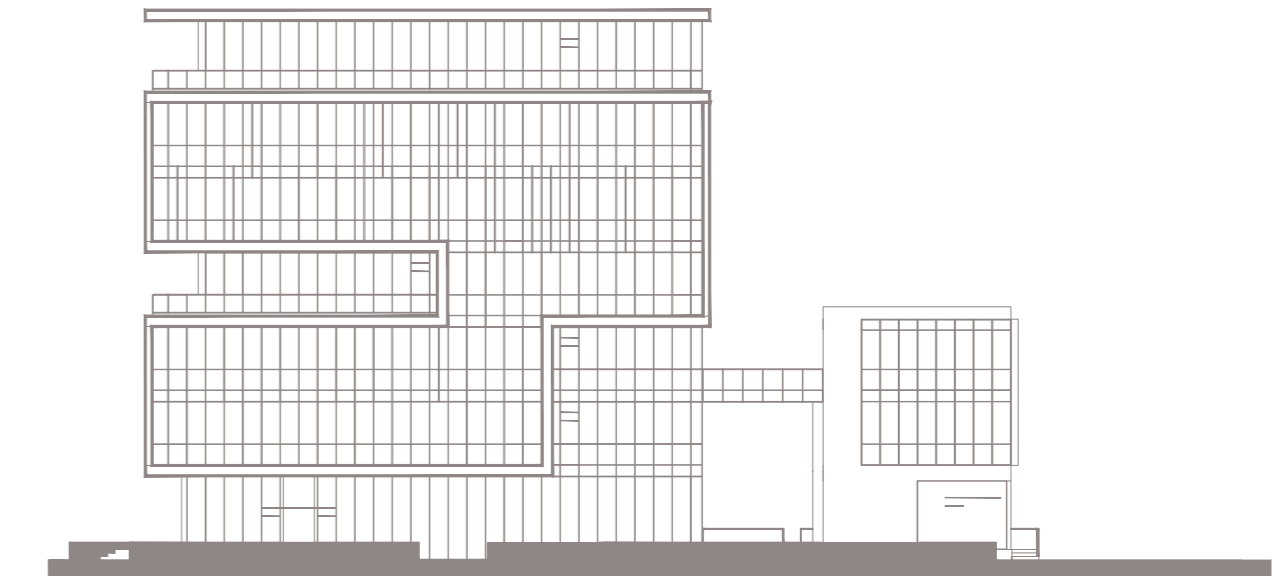
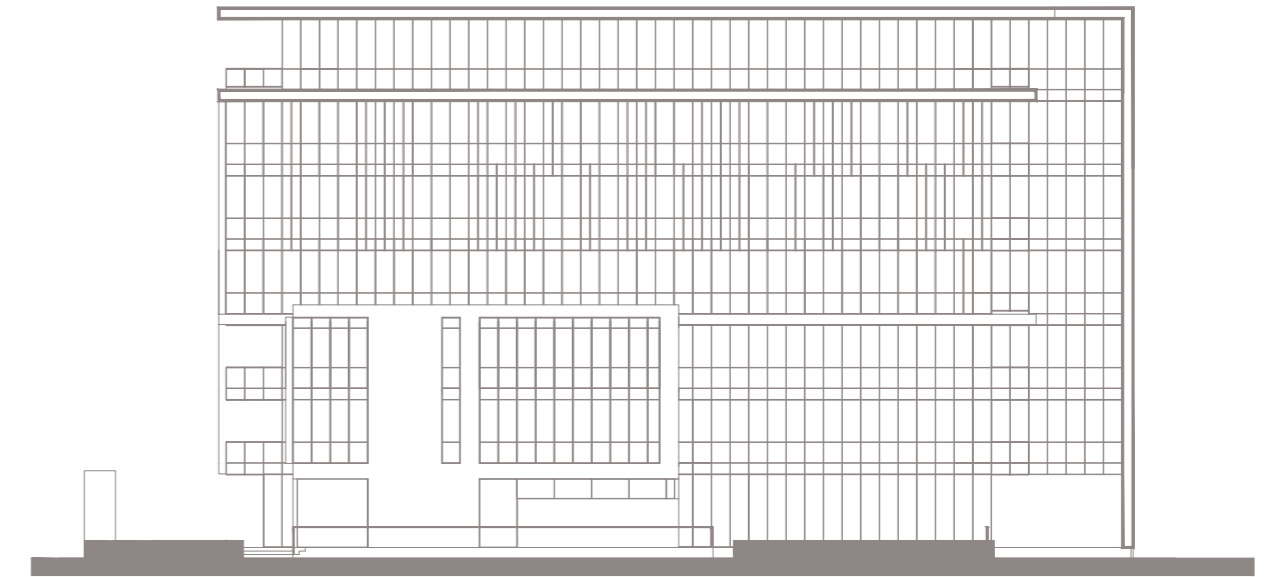
2022



31





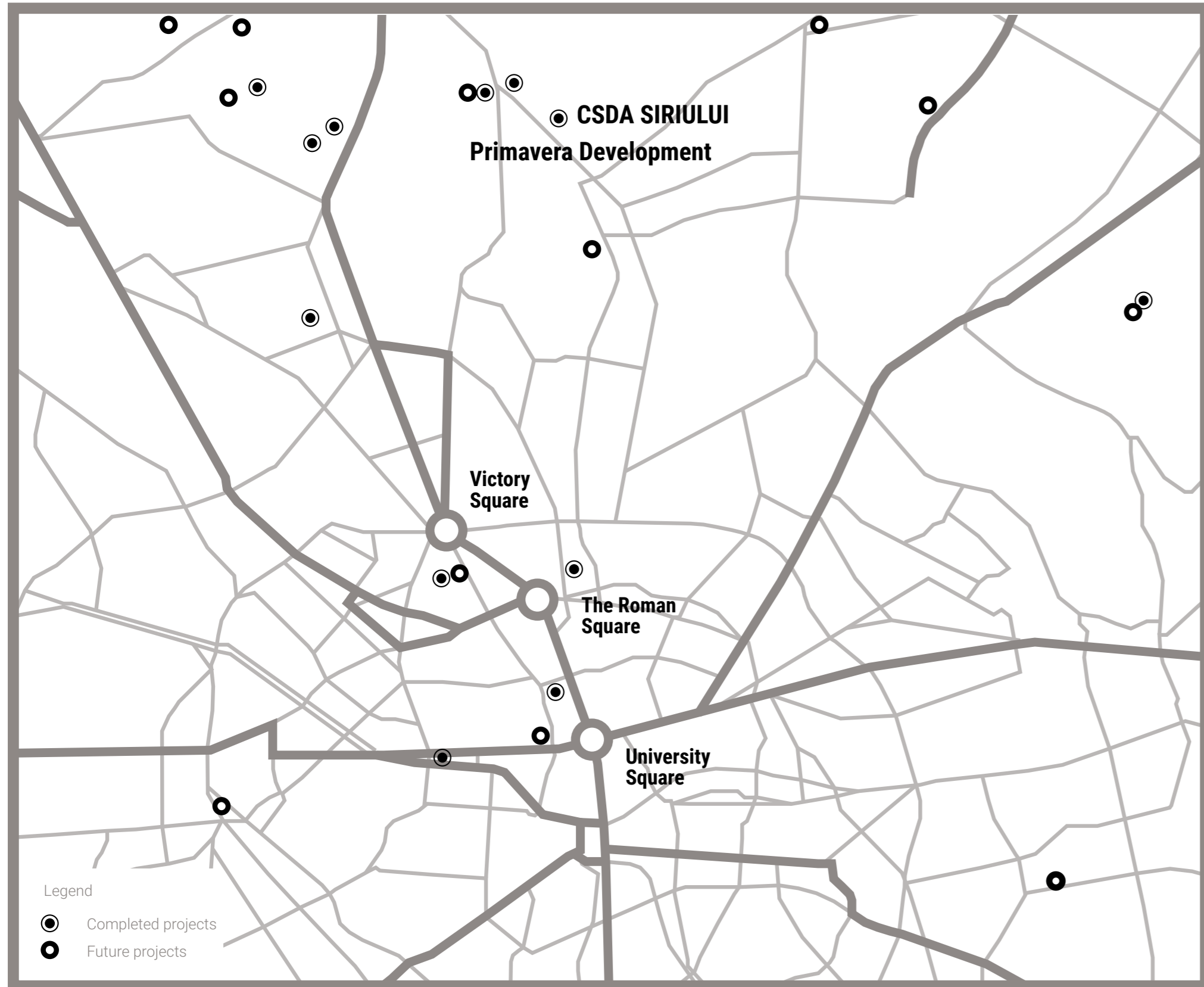


Facade
Muse

20 years of projects and the joy of leaving something valuable behind, this is Primavera Development today.

What is next? We do not know that. The only thing we are sure of is that we will have the same madness not to give up the pursuit of excellence, as in all these 20 years, on the mined field named Romania.





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