

EVALUATION

EBISQUARE LUCERNE



Source: Project visualization: Völki Partner Architekten AG

Client: EbiSquare AG, Ebikon, Switzerland

Year: 2009

Location: Ebikon near Lucerne, Switzerland

Brief Description:

Nüesch Development AG is developing the project EbiSquare, a combined leisure, shopping and entertainment center.

For to support the investor negotiations aspects of the project development – like development chances of combined leisure and shopping centers, the total concept of EbiSquare and the plausibility of the three anchor utilizations in the leisure sector (multiplex cinema, adventure pool, event hall) should be critically examined.

Wenzel Consulting was commissioned with the experts investigation of these aspects.



Tasks:

- Description of Success Factors of combined Commercial and Leisure Real-Estate incl. Derivation of the Evaluation Criteria for EbiSquare
- Evaluation of the Total Concept EbiSquare
- Evaluation of the three Anchor Utilizations (Leisure Sector)
 - Multiplex Cinema
 - Adventure Pool
 - Event Hall
- Further Tasks:
 - Critical appreciation of combined Commercial and Leisure Real-Estate
 - Benchmarks
 - Analysis of the Catchment Area
 - Analysis of the Competition