New AURUM Building in Augsburg – Multifunctional Office Building

Augsburg, Germany

Lindner


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Project Description

The new multifunctional AURUM office building creates a prominent element for the further development of Augsburg city centre, situated directly at Augsburg Central Station. With a total floor area of around 15,695 m², the building combines office, retail, and dining spaces. The project aimed to establish a future-proof office location that enables agile working while integrating urban life into the quarter.
The architectural design by the renowned firm Henning Larsen Architects gives the building a strong identity. The arched roof structure with a shimmering façade conveys the impression of a crown from a distance, giving the building a distinctive appearance.

Flexible Office Spaces for Diverse Use Scenarios

Inside, AURUM is consistently designed for variable use – modular layouts support a wide range of working styles. Open-plan offices, traditional individual offices, or collaborative combo offices can be configured within the building. Retail and dining areas on the ground floor complement the office spaces, animating the location and ensuring short distances during the working day. The spatial organisation promotes interaction, focus, and retreat, providing the foundation for contemporary working environments.

Sustainability and ESG as an Integral Component

In addition to functional flexibility, a holistic sustainability approach shapes the project. The building has been certified to the LEED Core and Shell standard, meeting defined requirements for energy efficiency, resource conservation, and building envelope quality. It relies on natural, preferably regional building materials, energy-efficient building systems, thermal comfort, and good indoor air quality. Water-saving sanitary installations and environmentally friendly interior products complement the technical measures. Planning and implementation were consistently guided by ESG criteria, integrating ecological, social, and economic aspects into the project development.

Integrated Ceiling Solutions for a Balanced Indoor Climate

The Lindner Group completed the fit-out of selected office floors, focusing on solutions that combine architecture, technology, and user comfort. In office spaces on the third to fifth floors of Building A, Plafotherm® St 213 expanded metal heated and chilled ceilings were installed. These tool-free removable ceiling elements combine thermally active and passive areas, ensuring uniform tempering that is both energy-efficient and comfortable for users.

In addition, LMD-St 213 expanded metal ceilings were installed. Different mesh types and sizes emphasise the architectural design while fulfilling functional requirements. In meeting rooms, textile heating and cooling ceiling sails WEAVE provide comfortable tempering and appealing spatial design.

Transparent Partition Systems for Individual Tenant Fit-Outs

In the tenant areas of MaibornWolff in Buildings C and D, the Lindner Group implemented modular partition systems. Lindner Life Stereo 125 glass partitions offer high sound insulation and integrated fire protection, and can be flexibly adapted to different spatial concepts through modular

elements. Optionally installed blinds provide targeted discretion at the workplace.

These were combined with Lindner Logic 100 metal partitions, which harmonise both visually and functionally with the glass wall systems. Integrated aluminium and glass doors, as well as full-glass walls from the Lindner Life Pure 620 system, complete the fit-out. The reduced construction with few individual components facilitates future modifications and supports the building's adaptable usage concept.

General

Building Type	Office Buildings
Company Division	Lindner SE | Ceilings, Lindner SE | Partitions
Completition	2024 - 2025
General Contractor	Köster GmbH
Building Certification	LEED

Completed Works

- **Ceilings**

  Heated and Chilled Expanded Metal Ceilings
  - Plafotherm® St 213 — 800 sqm

  Expanded Metal Ceilings
  - LMD-St 213 — 429 sqm

  Lindner PARC Ceiling Systems
  - Weave™ Textile Heating and Cooling Ceiling — 431 sqm

- **Partitions**

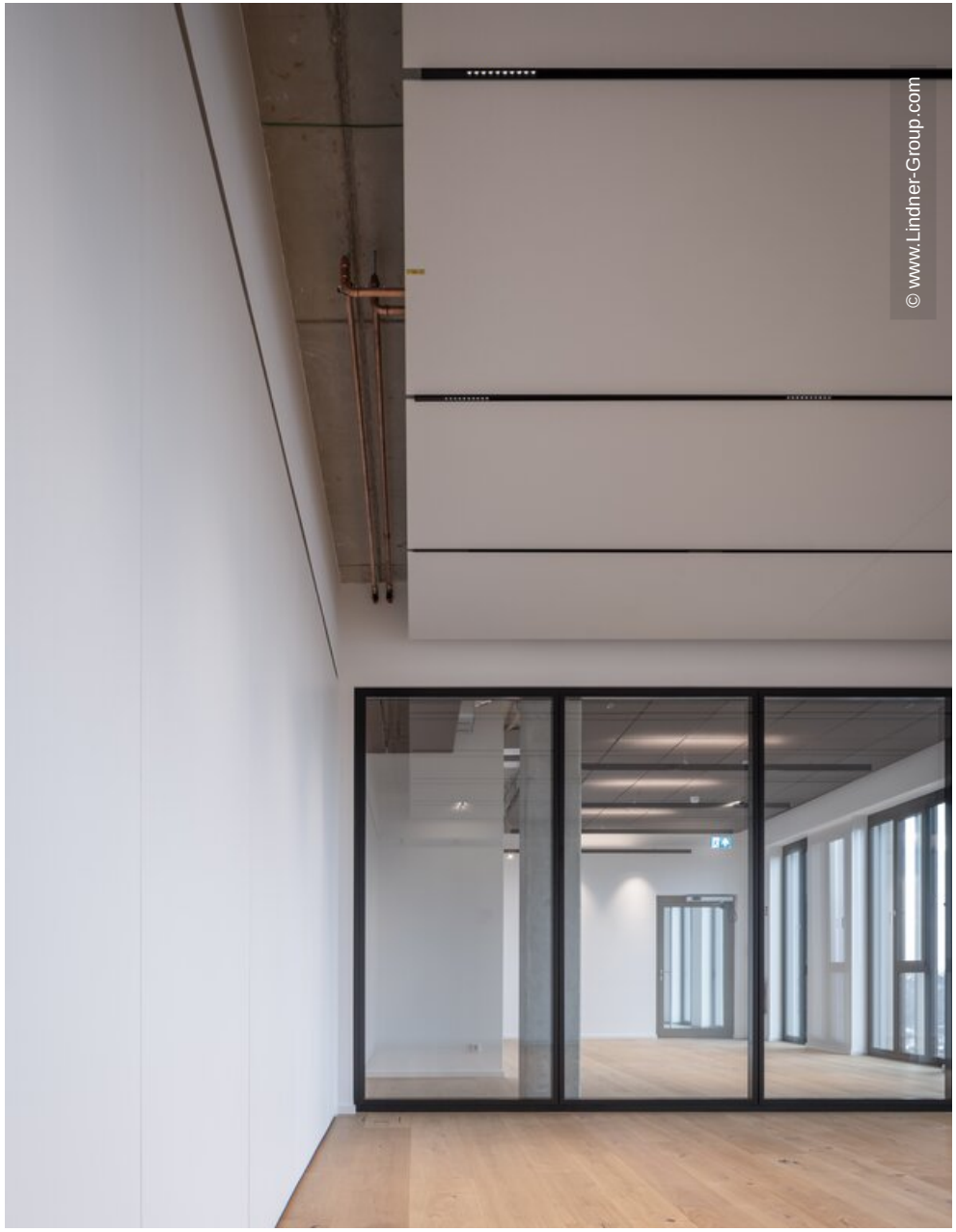
  Partition Systems Glass
  - Lindner Life Stereo 125
  - Lindner Life Pure 620

  Partition Systems Full Panel
  - Lindner Logic 100 Metal

- **Doors**

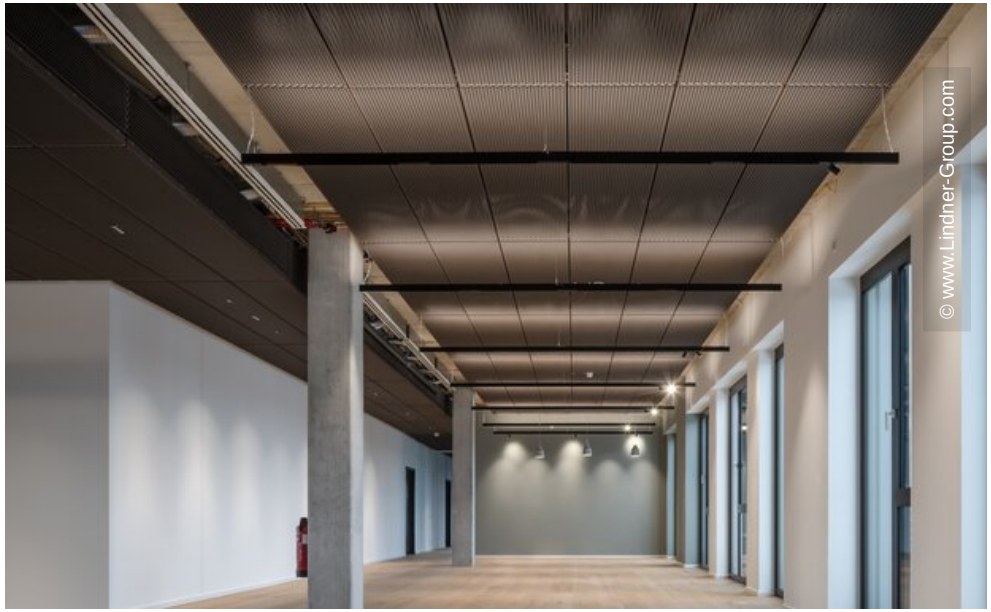
  Aluminium Tubular Frame Doors
  - ATB 68
  - ATB 100

  Glass doors
  - GTB 10


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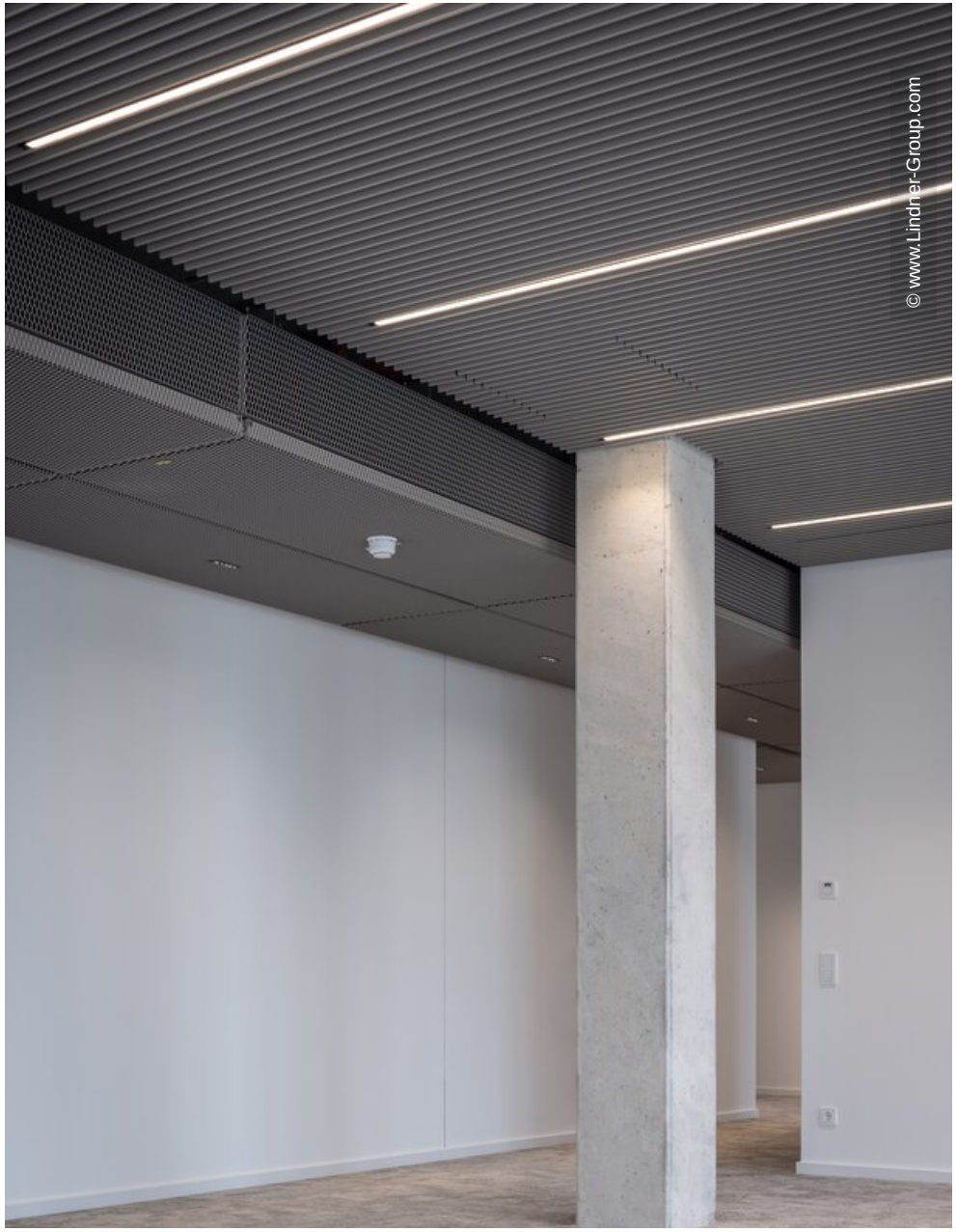

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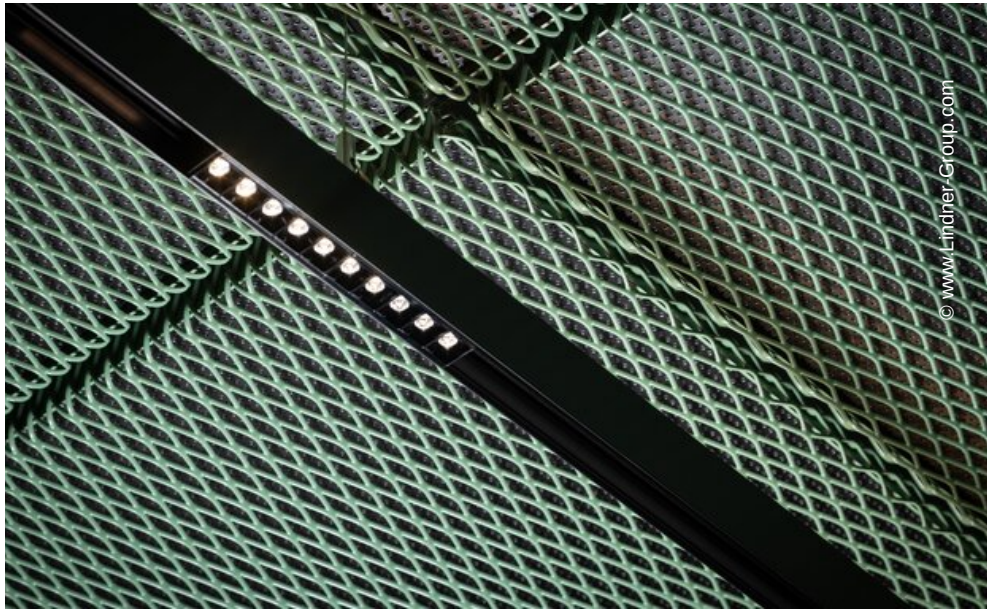

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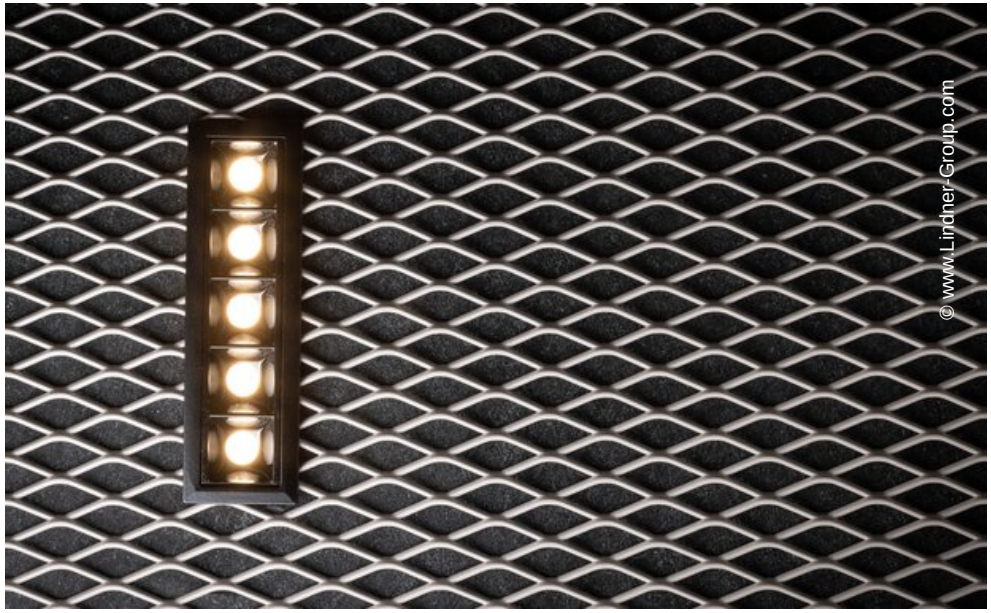

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