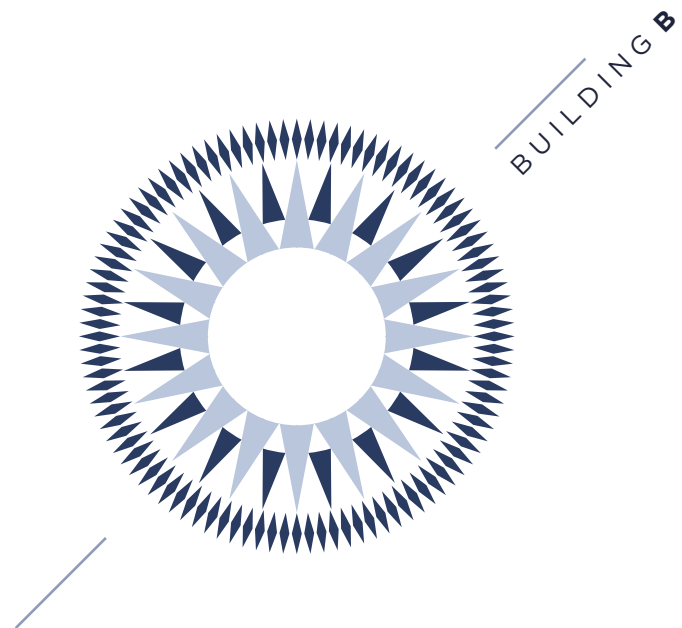


B O M S U C E S S O

L I S B O A



BUILDING **B**

EDIFÍCIO DAS ARTES



mansard  
contínua

CCB

árvores p/ proteção  
das vistas / privacidade

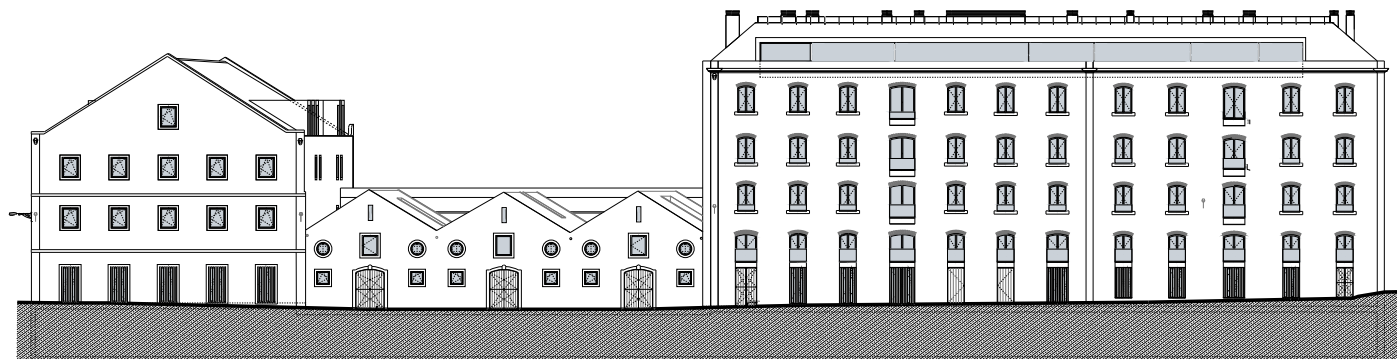
# H I S T O R Y

The area's history starts in 1639 when the Atalia countess, D. Iria de Brito, donated land between Belem and Pedrouços to the Irish Dominicans who fled the protestant persecution. They would later build their own monastery on the very same land.

This is how the Bom Sucesso convent was born; it took the entire 17th century to construct it, with some extensions taking place in the 18th century. This was at that time still a sparsely populated suburban area on the outskirts of Lisbon. In 1807 on a part of these lands, to the west of the convent and next to the beach of the same name, a group of buildings started to emerge; these buildings today constitute "Bom Sucesso".

Through a land leasing process several warehouses were built forming a small industrial complex. The site benefited not only from the several arteries parallel to the Tagus river, connecting the site to the centre of the capital, but also from the routes of the river itself facilitating the supply of raw materials.

The “Bom Sucesso” project strives to keep the memory of this site alive, conserving the industrial flair of the classic buildings. The architectural elements like gable roofs and the symmetrical windows are intended to blend with the nearby convent of Bom Sucesso, bringing to this part of the city a pleasant harmony.



# BUILDING B

## T Y P O L O G I E S

UNITY	FLOOR	TYOLOGY	ABP (m2)	EXTERIOR (m2)	GARAGE
B1	0	T1	90.56	-	YES
B2	0	T2	156.78	-	YES
B3	0	T2	127.12	-	YES
B4	0	T3	163.79	-	YES
B5	1	T3	209.46	-	YES
B6	1	T1	88.09	-	YES
B6	2	T1	88.09	-	YES
B7	1	T1	82.66	-	YES
B7	2	T1	82.66	-	YES
B8	1	T3	151.85	-	YES
B9	2	T4	211.52	-	YES
B10	2	T3	160.98	-	YES
B11	3	T4	240.89	59.88	YES
B12	3	T3	148.80	25.65	YES



**BUILDING D**  
EDIFÍCIO DA MOAGEM

**BUILDING B**  
EDIFÍCIO DAS ARTES

**BUILDING C**  
EDIFÍCIO DAS ARTES

**BUILDING A**  
EDIFÍCIO DAS ARTES





































Located in Belem, right beside Tagus, “Bom Sucesso” is a group of four buildings. This complex takes its name not only from the street, Praia do Bom Sucesso, but also from the Nossa Senhora do Bom Sucesso convent (founded in 1645). The Bom Sucesso beach was also a popular bathing destination in the late XIX century.

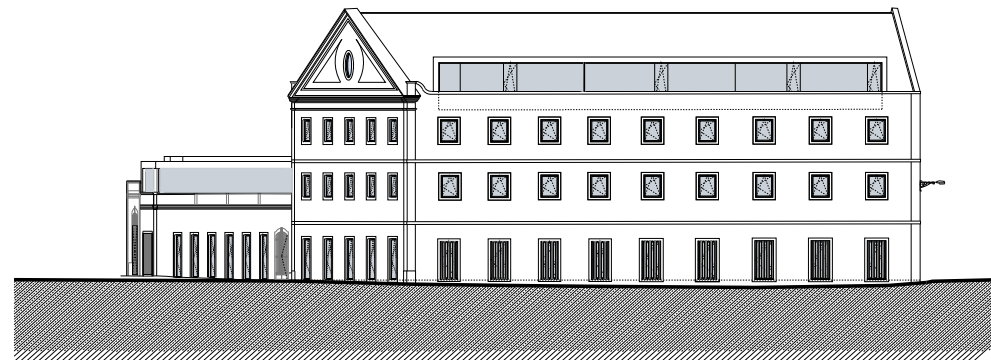
Besides the proximity to the river, these four buildings are adjacent to Centro Cultural de Belem, which is the district’s primary cultural destination.

Two types of living spaces are being proposed here: apartments and lofts, which include a diverse offer of floor plans and environments. The interior designs generate atmospheres ranging from traditional industrial to contemporary minimalist.



**The Artes Building has a regular facade which gives the interior spaces all the comforts of urban living.**

**The recessed upper floor has mansard ceilings with double paned glass, and a continuous terrace across the western façade.**



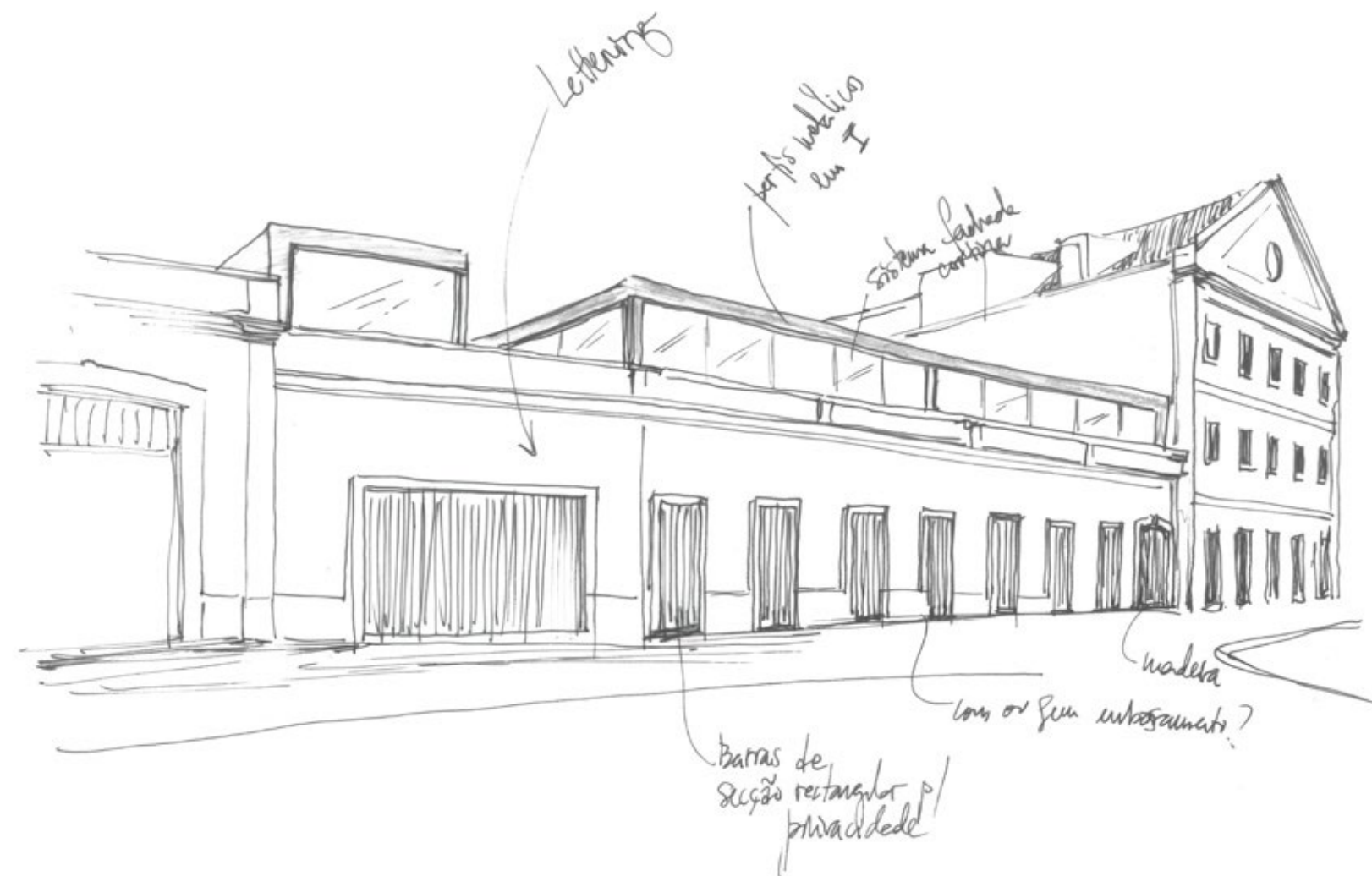


## ARCHITECTURE

SARAIVA + ASSOCIADOS

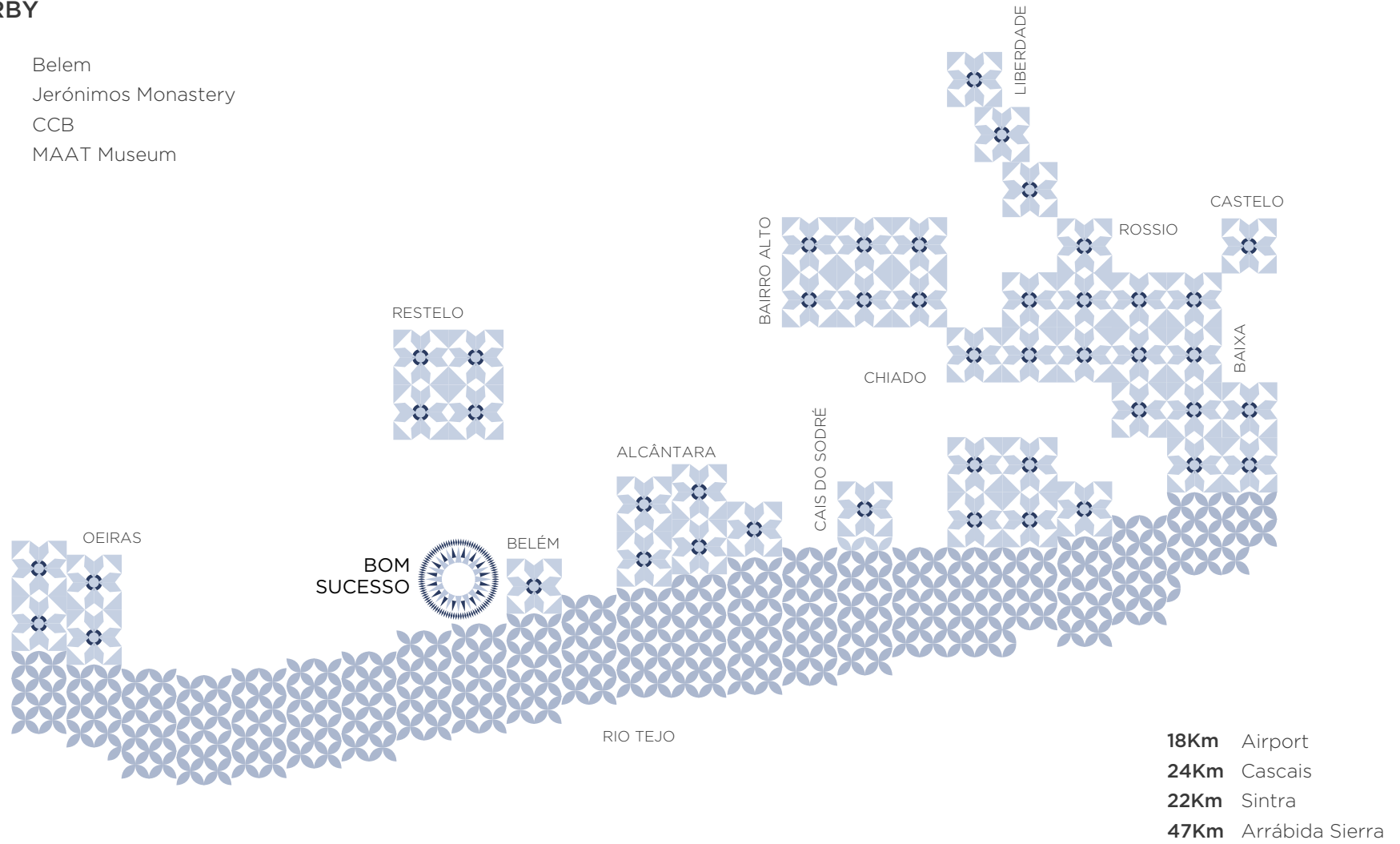
The founder of this architectural studio, the CEO Miguel Saraiva, participates actively in conceptualising phase of each project.

His passion for architectural drawing combined with a fearless vision promoted his small studio to one that now employs over 150 professionals and conducts projects across the globe.



## NEARBY

Belem  
Jerónimos Monastery  
CCB  
MAAT Museum



# L I S B O N

Lisbon is one of the world's oldest cities and influences of many different cultures can be felt in its various neighbourhoods. Famed for its extraordinary light, the proximity of gorgeous beaches and the imposing Tagus river mouth, the city of Lisbon provides a beautiful living environment.



## **Portugal, an Atlantic country with a Mediterranean lifestyle**

You will fall in love with the wide variety of scenery that the 900km coastline has to offer, as well as the outstanding seafood and the old-fashioned traditions of the Portuguese countryside.

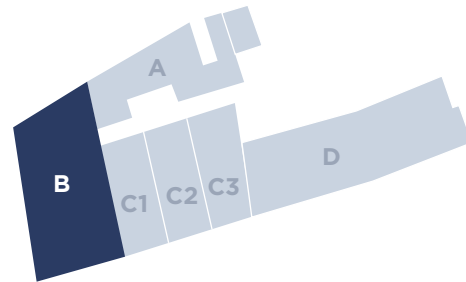


EDIFÍCIO DAS ARTES

BUILDING **B**

---

F L O O R P L A N S



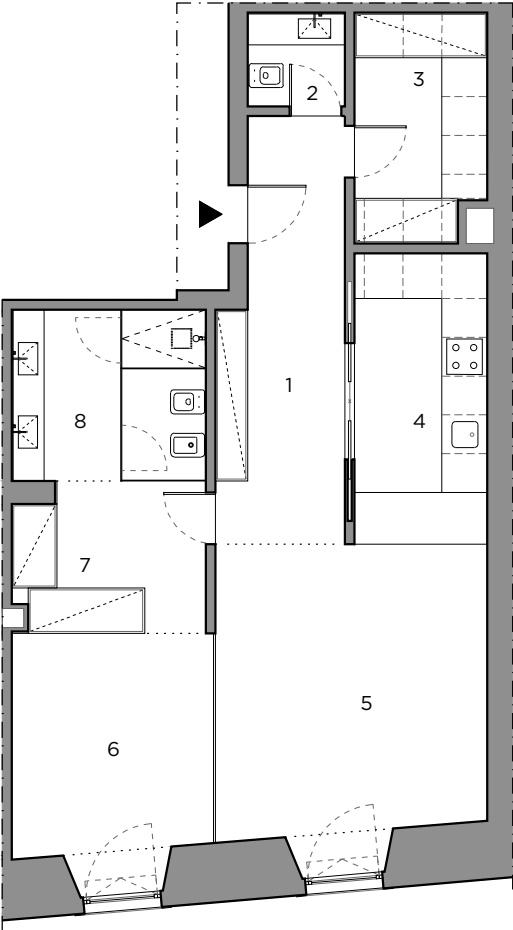
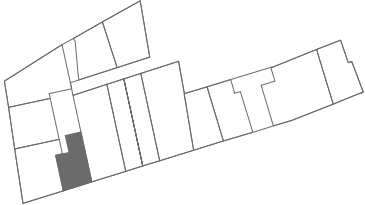
# B1.T1

BUILDING B . FLOOR 0

**90.56 m<sup>2</sup>**

## FLOOR 0

1	Circulation	12.27 m <sup>2</sup>
2	W.C.	3.73 m <sup>2</sup>
3	Storage	8.13 m <sup>2</sup>
4	Kitchenette	11.94 m <sup>2</sup>
5	Living room	24.53 m <sup>2</sup>
6	Suite	13.82 m <sup>2</sup>
7	Closet / Circulation	6.84 m <sup>2</sup>
8	W.C. Suite	9.30 m <sup>2</sup>



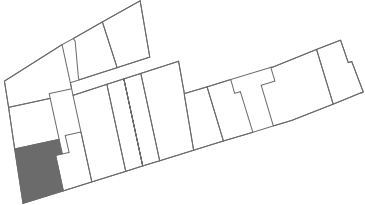
# B2.T2

BUILDING B . FLOOR 0

156.78 m<sup>2</sup>

## FLOOR 0

1 Hall	7.00 m <sup>2</sup>
2 Storage	2.51 m <sup>2</sup>
3 Kitchenette	16.99 m <sup>2</sup>
4 Living room	55.66 m <sup>2</sup>
5 Suite	24.50 m <sup>2</sup>
6 W.C. Suite	6.09 m <sup>2</sup>
7 Suite	24.51 m <sup>2</sup>
8 W.C. Suite	5.71 m <sup>2</sup>
9 W.C.	3.23 m <sup>2</sup>
10 Circulation	10.58 m <sup>2</sup>



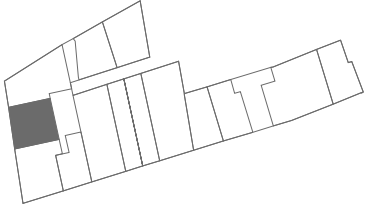
# B3.T2

BUILDING B . FLOOR 0

127.12 m<sup>2</sup>

## FLOOR 0

1	Kitchenette	11.71 m <sup>2</sup>
2	Living room	32.63 m <sup>2</sup>
3	Suite	23.67 m <sup>2</sup>
4	W.C. Suite	5.02 m <sup>2</sup>
5	Suite	28.84 m <sup>2</sup>
6	W.C. Suite	7.91 m <sup>2</sup>
7	Closet / Circulation	6.58 m <sup>2</sup>
8	Hall	6.58 m <sup>2</sup>
9	W.C.	4.18 m <sup>2</sup>



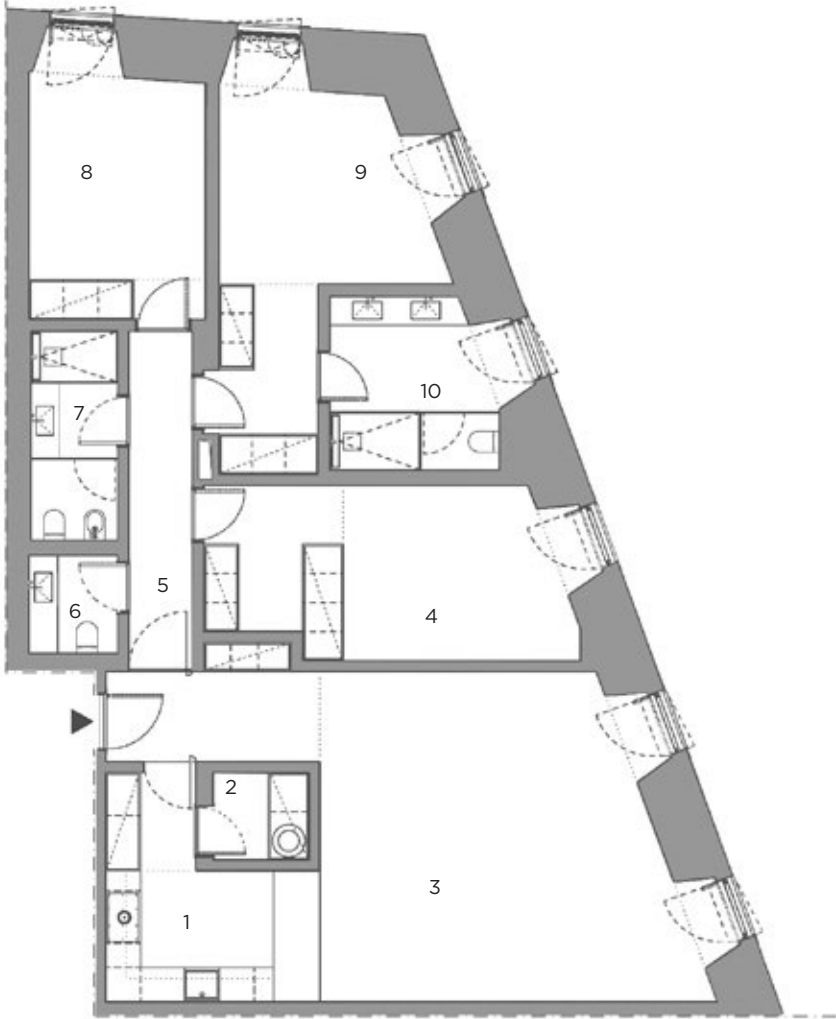
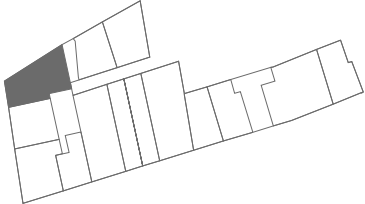
# B4.T3

BUILDING B . FLOOR 0

163.79 m<sup>2</sup>

## FLOOR 0

1	Kitchenette	13.33 m <sup>2</sup>
2	Storage	3.22 m <sup>2</sup>
3	Living room	49.30 m <sup>2</sup>
4	Room	22.50 m <sup>2</sup>
5	Circulation	6.65 m <sup>2</sup>
6	W.C. Social	3.60 m <sup>2</sup>
7	W.C. Suite	6.91 m <sup>2</sup>
8	Suite	18.76 m <sup>2</sup>
9	Suite	26.79 m <sup>2</sup>
10	W.C. Suite	12.73 m <sup>2</sup>





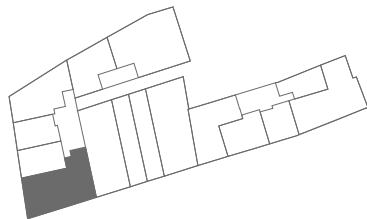
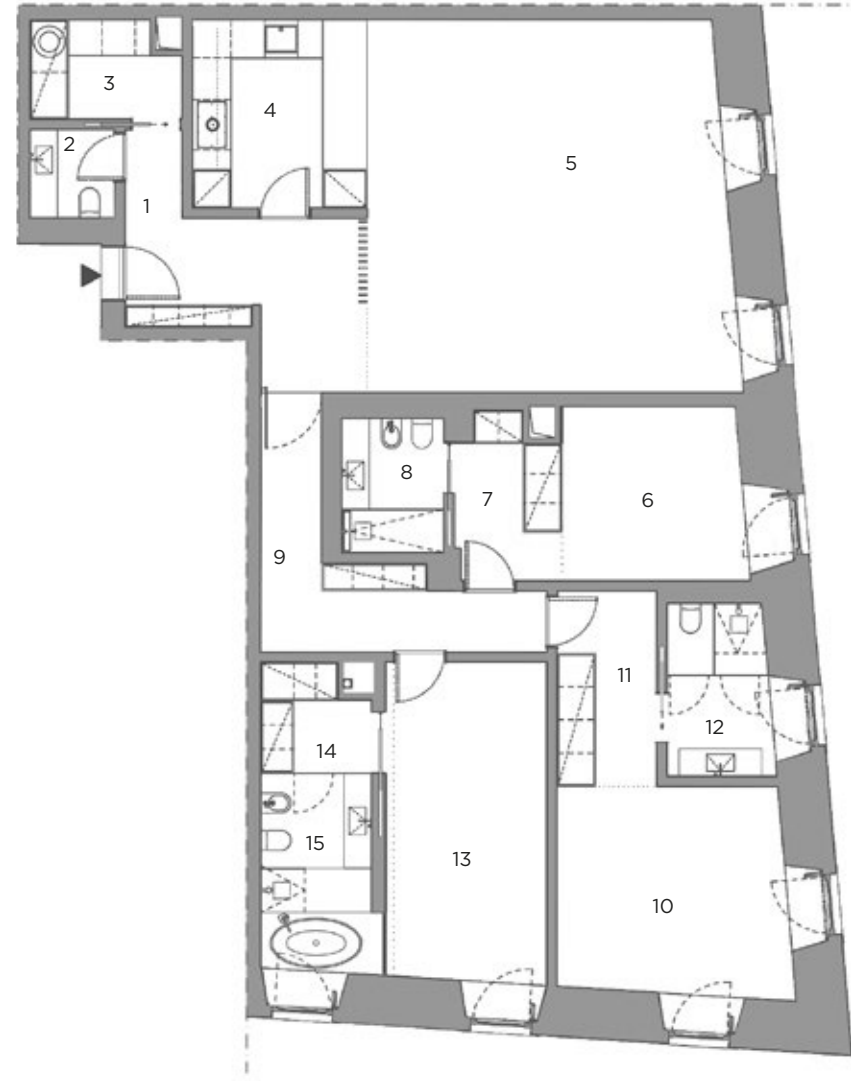
# B5.T3

BUILDING B . FLOOR 1

**209.46 m<sup>2</sup>**

## FLOOR 1

1	Hall	14.56 m <sup>2</sup>
2	W.C.	3.83 m <sup>2</sup>
3	Storage	6.94 m <sup>2</sup>
4	Kitchenette	12.29 m <sup>2</sup>
5	Living room	53.14 m <sup>2</sup>
6	Suite	15.38 m <sup>2</sup>
7	Closet	6.30 m <sup>2</sup>
8	W.C.	6.04 m <sup>2</sup>
9	Circulation	13.27 m <sup>2</sup>
10	Suite	24.30 m <sup>2</sup>
11	Closet/ Circulation	7.18 m <sup>2</sup>
12	W.C.	9.95 m <sup>2</sup>
13	Suite	20.99 m <sup>2</sup>
14	Closet	4.79 m <sup>2</sup>
15	W.C. Suite	10.50 m <sup>2</sup>



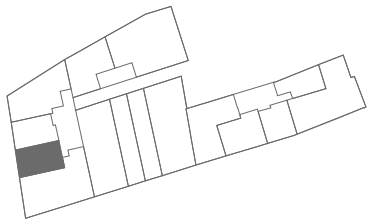
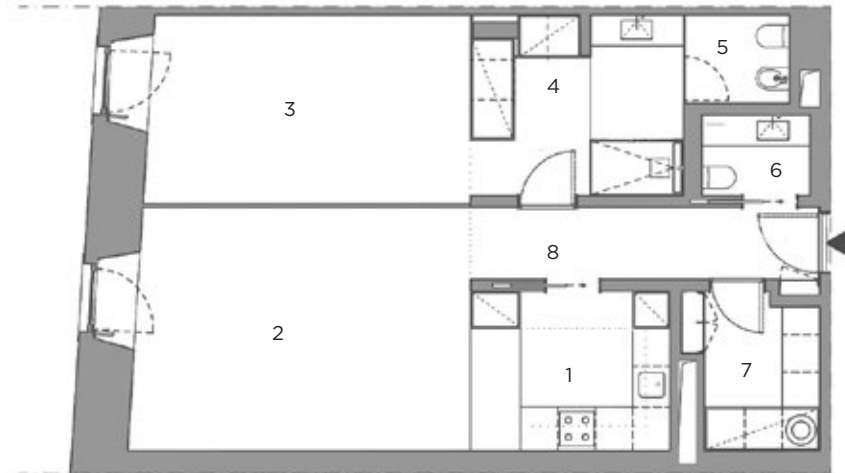
# B6.T1

BUILDING B . FLOOR 1

**88.09 m<sup>2</sup>**

## FLOOR 1

1	Kitchenette	9.81 m <sup>2</sup>
2	Living room	25.57 m <sup>2</sup>
3	Suite	19.90 m <sup>2</sup>
4	Closet	6.16 m <sup>2</sup>
5	W.C. Suite	9.17 m <sup>2</sup>
6	W.C.	3.23 m <sup>2</sup>
7	Storage	6.54 m <sup>2</sup>
8	Hall/ Circulation	7.71 m <sup>2</sup>



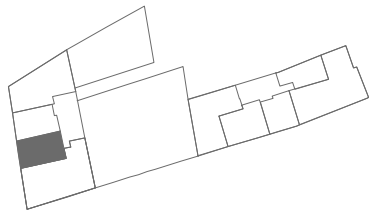
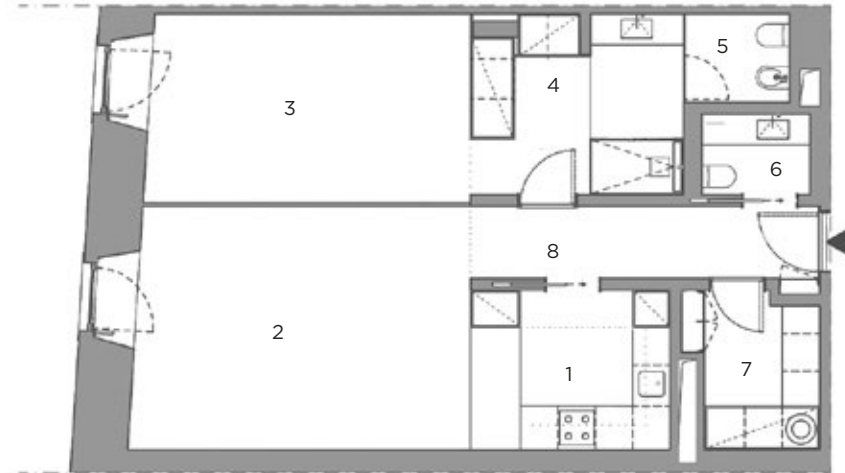
# B6.T1

BUILDING B . FLOOR 2

**88.09 m<sup>2</sup>**

## FLOOR 2

1	Kitchenette	9.81 m <sup>2</sup>
2	Living room	25.57 m <sup>2</sup>
3	Suite	19.90 m <sup>2</sup>
4	Closet	6.16 m <sup>2</sup>
5	W.C. Suite	9.17 m <sup>2</sup>
6	W.C.	3.23 m <sup>2</sup>
7	Storage	6.54 m <sup>2</sup>
8	Hall/ Circulation	7.71 m <sup>2</sup>



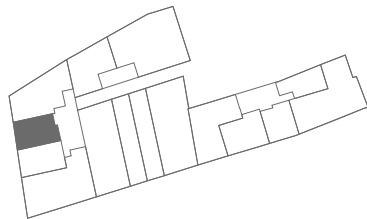
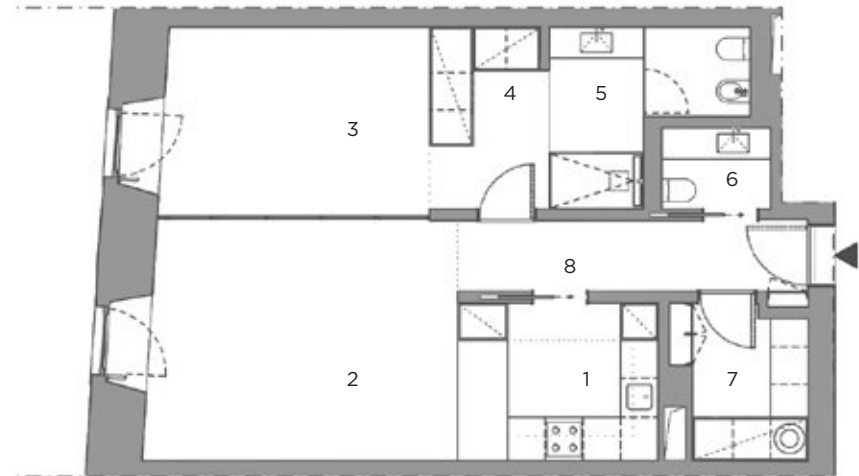
# B7.T1

BUILDING B . FLOOR 1

**82.66 m<sup>2</sup>**

## FLOOR 1

1	Kitchenette	10.04 m <sup>2</sup>
2	Living room	23.57 m <sup>2</sup>
3	Suite	16.77 m <sup>2</sup>
4	Closet	6.10 m <sup>2</sup>
5	W.C. Suite	8.93 m <sup>2</sup>
6	W.C.	2.99 m <sup>2</sup>
7	Storage	6.17 m <sup>2</sup>
8	Hall/ Circulation	8.09 m <sup>2</sup>



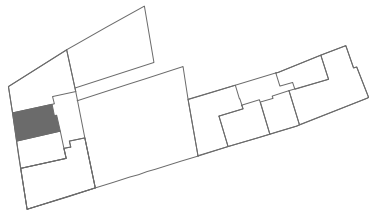
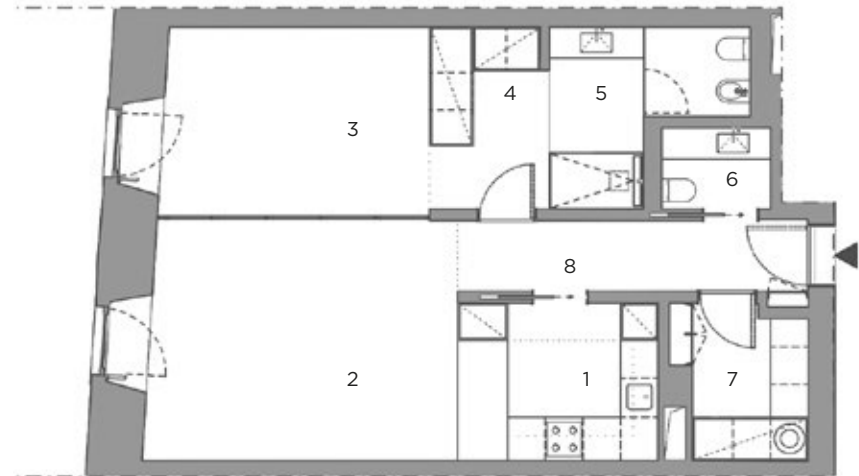
# B7.T1

BUILDING B . FLOOR 2

**82.66 m<sup>2</sup>**

## FLOOR 2

1	Kitchenette	10.04 m <sup>2</sup>
2	Living room	23.57 m <sup>2</sup>
3	Suite	16.77 m <sup>2</sup>
4	Closet	6.10 m <sup>2</sup>
5	W.C. Suite	8.93 m <sup>2</sup>
6	W.C.	2.99 m <sup>2</sup>
7	Storage	6.17 m <sup>2</sup>
8	Hall/ Circulation	8.09 m <sup>2</sup>



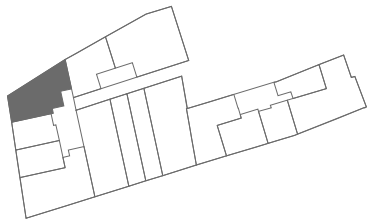
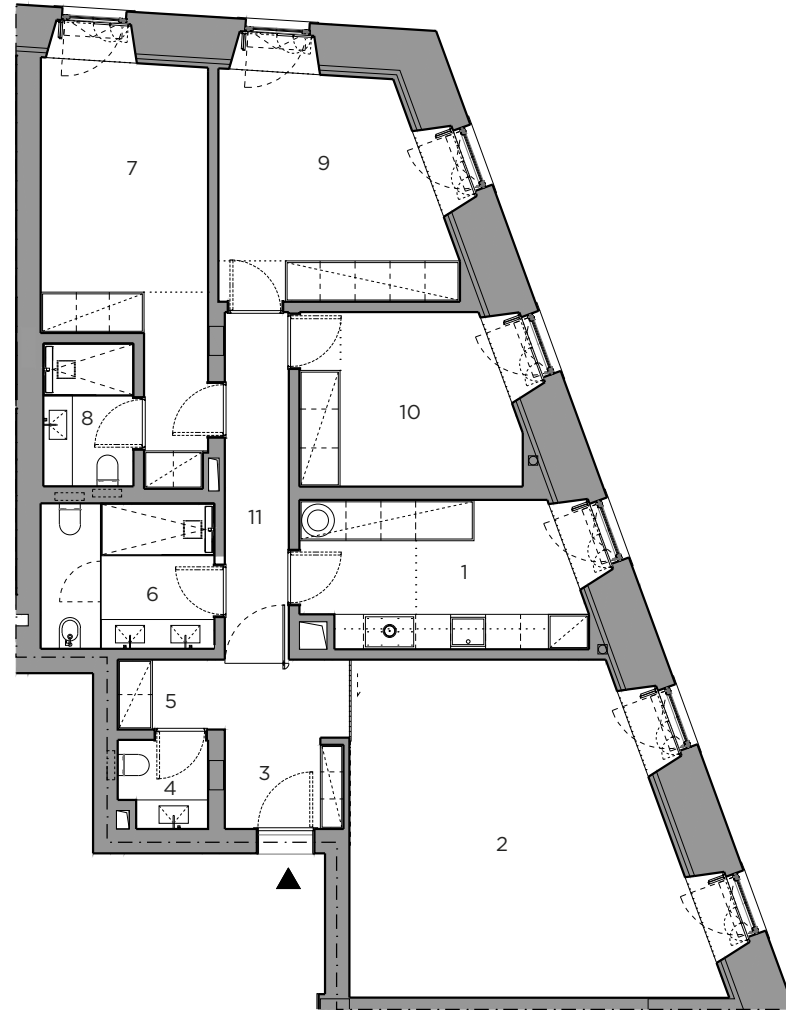
# B8.T3

BUILDING B . FLOOR 1

151.85 m<sup>2</sup>

## FLOOR 1

1	Kitchen	16.01 m <sup>2</sup>
2	Living room	41.02 m <sup>2</sup>
3	Hall	7.17 m <sup>2</sup>
4	W.C.	3.39 m <sup>2</sup>
5	Storage	2.77 m <sup>2</sup>
6	W.C.	9.10 m <sup>2</sup>
7	Suite	20.96 m <sup>2</sup>
8	W.C. Suite	5.28 m <sup>2</sup>
9	Room	22.78 m <sup>2</sup>
10	Room	15.54 m <sup>2</sup>
11	Circulation	7.83 m <sup>2</sup>



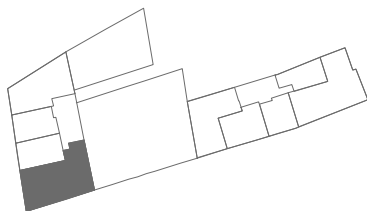
# B9.T4

BUILDING B . FLOOR 2

**211.52 m<sup>2</sup>**

## FLOOR 2

1	Kitchenette	12.53 m <sup>2</sup>
2	W.C.	3.83 m <sup>2</sup>
3	Storage	7.47 m <sup>2</sup>
4	Circulation	14.36 m <sup>2</sup>
5	Living room	54.85 m <sup>2</sup>
6	Suite	14.67 m <sup>2</sup>
7	Closet	6.81 m <sup>2</sup>
8	W.C. Suite	5.86 m <sup>2</sup>
9	Suite	23.75 m <sup>2</sup>
10	W.C. Suite	8.36 m <sup>2</sup>
11	Room	18.99 m <sup>2</sup>
12	Room	19.14 m <sup>2</sup>
13	I.S.	5.20 m <sup>2</sup>
14	Circulation	15.70 m <sup>2</sup>



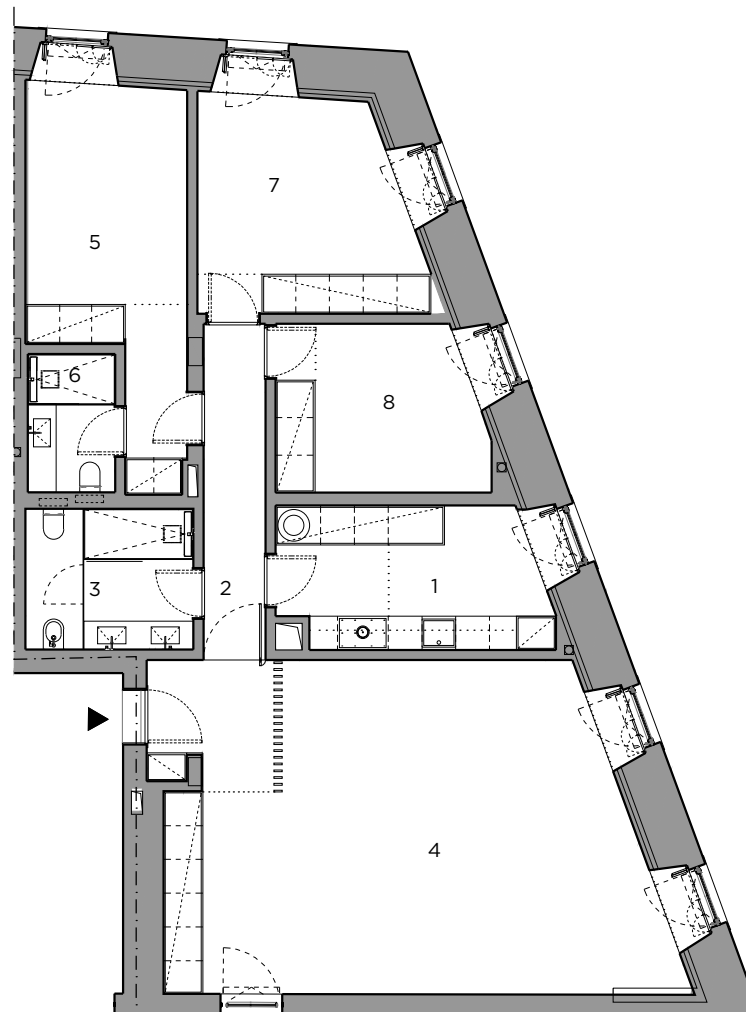
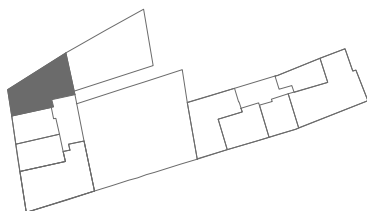
# B10.T3

BUILDING B . FLOOR 2

**160.98 m<sup>2</sup>**

## FLOOR 2

1	Kitchen	16.60 m <sup>2</sup>
2	Circulation	8.04 m <sup>2</sup>
3	W.C.	9.33 m <sup>2</sup>
4	Living room	62.46 m <sup>2</sup>
5	Suite	21.11 m <sup>2</sup>
6	W.C. Suite	5.12 m <sup>2</sup>
7	Room	22.78 m <sup>2</sup>
8	Room	15.54 m <sup>2</sup>





# B11.T4

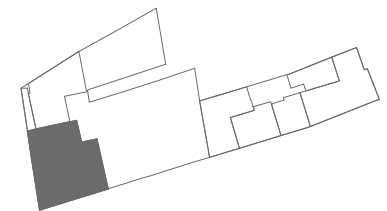
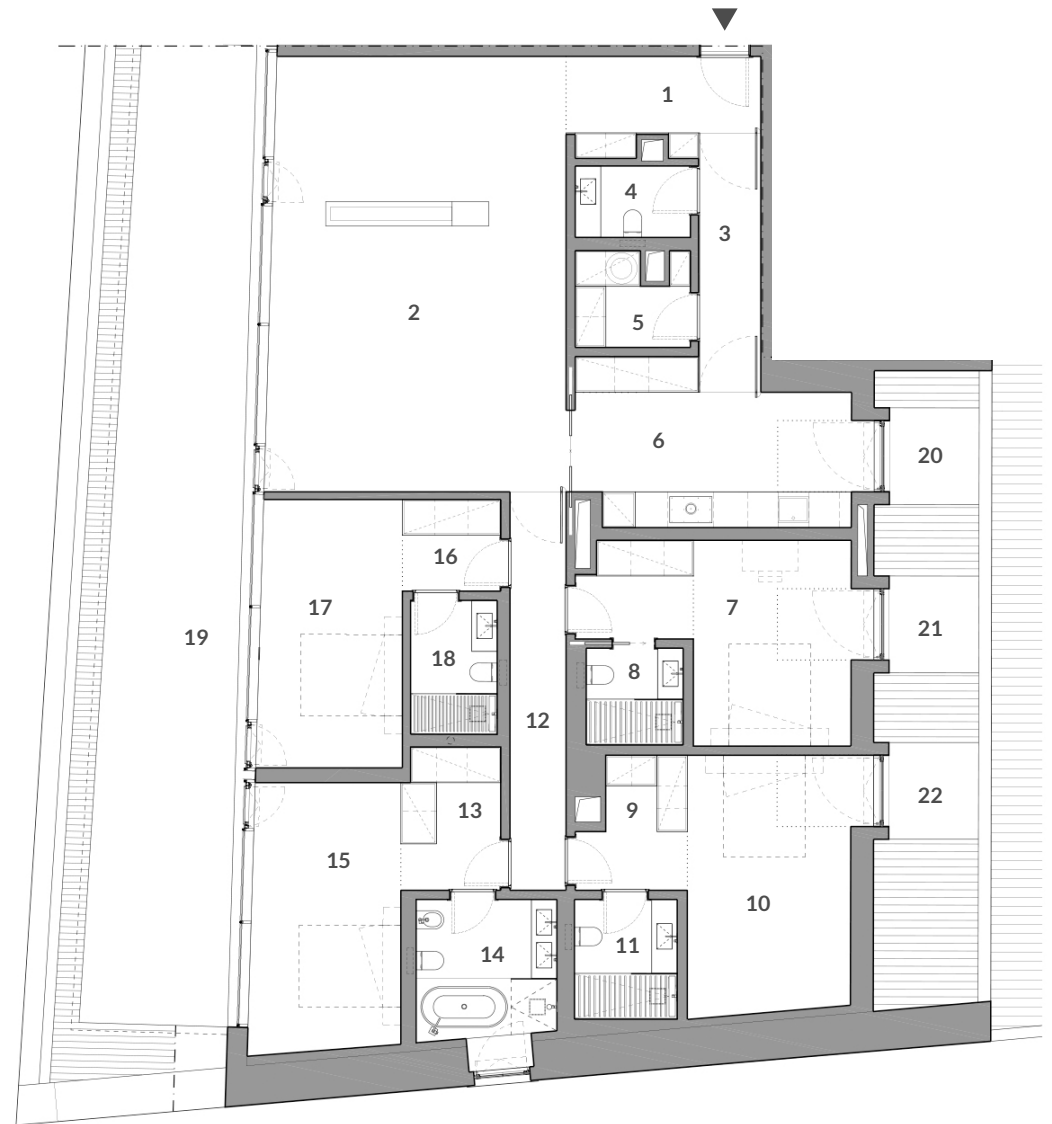
BUILDING B . FLOOR 3

**240.89 m<sup>2</sup>**

+ EXTERIOR **59.88 m<sup>2</sup>**

## FLOOR 3

1	Hall	8.24m <sup>2</sup>
2	Living room	55.35m <sup>2</sup>
3	Circulation	7.27m <sup>2</sup>
4	W.C.	3.90m <sup>2</sup>
5	Storage	5.15m <sup>2</sup>
6	Kitchen	20.50m <sup>2</sup>
7	Suite	20.69m <sup>2</sup>
8	W.C.	4.82m <sup>2</sup>
9	Closet	6.50m <sup>2</sup>
10	Suite	22.99m <sup>2</sup>
11	W.C.	7.98m <sup>2</sup>
12	Circulation	10.71m <sup>2</sup>
13	Closet	6.13m <sup>2</sup>
14	W.C.	11.47m <sup>2</sup>
15	Suite	21.87m <sup>2</sup>
16	Closet	3.97m <sup>2</sup>
17	Suite	17.84m <sup>2</sup>
18	W.C.	5.51m <sup>2</sup>
19	Terrace	49.86m <sup>2</sup>
20	Terrace	3.34m <sup>2</sup>
21	Terrace	3.34m <sup>2</sup>
22	Terrace	3.34m <sup>2</sup>



# B12.T3

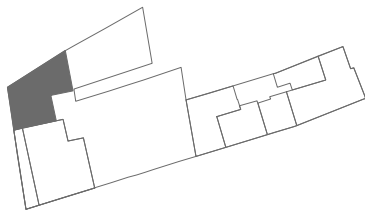
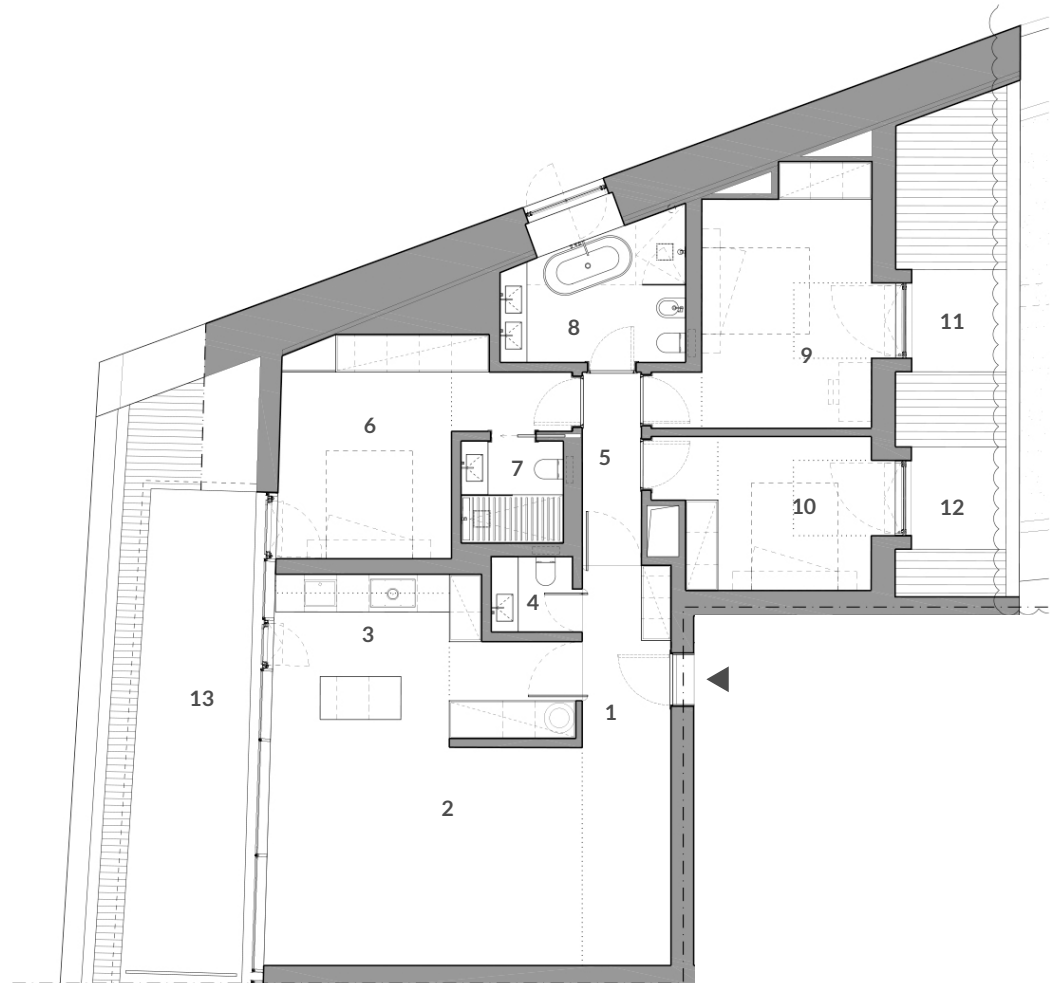
BUILDING B . FLOOR 3

**148.80 m<sup>2</sup>**

+ EXTERIOR **25.65 m<sup>2</sup>**

## FLOOR 3

1	Hall/Circulation	6.39m <sup>2</sup>
2	Living room	34.98m <sup>2</sup>
3	Kitchen	18.15m <sup>2</sup>
4	W.C.	2.73m <sup>2</sup>
5	Circulation	5.49m <sup>2</sup>
6	Suite	25.20m <sup>2</sup>
7	W.C.	4.76m <sup>2</sup>
8	W.C.	12.78m <sup>2</sup>
9	Bedroom	24.27m <sup>2</sup>
10	Bedroom	14.06m <sup>2</sup>
11	Terrace	3.34m <sup>2</sup>
12	Terrace	3.34m <sup>2</sup>
13	Terrace	18.97m <sup>2</sup>



F I N I S H E S

## **EXTERIORS**

### **ground floor, balconies and private gardens**

The exterior metallic door at the ground level will consist of flat steel rods with a dark grey matte finish like the window frames

The upper levels the frames will be in dark grey aluminium and the glass will also be double glazed.

The windowsills will be restored using the existing stone type.

The existing stone frames in the façade will be cleaned and restored and in the new facades identical stonework will be created.

Paths between buildings are white concrete slabs.

## **EXTERIORS**

### **upper floors**

The terrace flooring will be decked looking exactly like the wood floor applied inside the apartment.

The walls of these spaces will have a white paint finishing.

The window frames will be in dark grey aluminium and the glass will also be double glazed.

## **INTERIOR ELEMENTS**

Interior wooden doors will have a matte white paint finish.

An electric blackout blind system with a white screen will be built into the ceiling over the windows.

## **INTERIOR OPENINGS**

The interior doors will be in wood with a white lacquered, matte finish.

Interior glass partitions between the common spaces - for example between kitchens and rooms - will be in colourless glass and with black steel frames.

## **FLOORING**

Flooring in the living spaces will be in a natural-looking wood with a brushed stainless steel flooring transition flap.

Flooring of the kitchens and kitchenettes will be in an ultra-compact material with a stone-like appearance in a matte dark grey (anthracite).

Bathrooms floors will be in grey lioz stone.

## **SKIRTING BOARDS**

Skirting boards will be white lacquered MDF.

The bathroom areas will not have skirting boards.

## **WALLS**

Walls in traditional or acoustic brick masonry (depending on the acoustic requirements of space) with a smooth matte finish in white paint.

Walls of the wet areas - kitchenettes and social sanitary facilities - will be a water-based acrylic enamel paint with anti-fungal protection and a smooth matte finish in white.

The coating of some of the bathroom walls (for example, in the showers) will be in the same porcelain or ultra-compact composite material as the floors.

## **CEILINGS**

Solid continuous false ceilings in normal or waterproof plasterboard in wet areas, with a white paint finish.

Cornice in continuous u-shaped perimeter profile with same finish as the ceiling.

Crown mouldings with integrated LED illumination in the bathrooms, on the side wall of the shower or, in the sanitary facilities, next to the mirror or the washbasin.

Next to the facade on the ground floor the ceiling finish will include a crown moulding that allows for a decorative curtain and hidden LED light. In the upper floor the cornice also includes a built-in electric blackout curtain, in white.

## **KITCHENS AND KITCHENETTES open kitchens**

Bottom and Top Modules: lacquered Cappucino matte finish or a wood veneer finish with vertical shaft

upper modules: glass doors and interiors in a matte Cappucino finish. Countertops will be an ultra-compact surface with light grey points Worktops are at 0.74cm height.

## **Kitchens are closed or with a glass partition**

## **BATHROOMS**

Taps are with a white finish.

Vanity unit worktops will be in a white ultracompact material with light grey spot shaft. And the units will have 2 drawers in a matte white finish.

Bathroom ceramics (toilet and bidet) will be suspended and in a white glazed ceramic. Shower trays are made to measure.

Baths will be in a white glazed ceramic.

The metal towel rail will have a vertical rectangular profile with a white finish.

Colourless mirrors on washbasins will have an anti-fogging system.

## **SWITCHES**

White Switches ( "JUNG" minimalist, model," LS990 "). In kitchens, worktop switches are of the same model.

## **Common areas in Buildings B and D**

## **LOBBY ( FLOOR 0 ) AND FLOOR ATRIA**

Floor - Ceramic beige flooring in tiles with dimensions of 45x90cm.

Walls - white with matt finish.

Ceiling in the lobby of building D in apparent concrete with matte colourless varnish.

Remaining lobbies will be with a matte white smooth finish.

## **INTERIOR DOORS**

Metal doors flush to the façade with a white, matt finish.

## **ELEVATORS**

### **two elevators per building**

The lifts with telescopic opening doors - dual entrance cabins and advanced finishes.

There will be ash tree laminate panels, and a brushed stainless steel control panel and a full height side centre mirror.

The floor will match the lobby area.

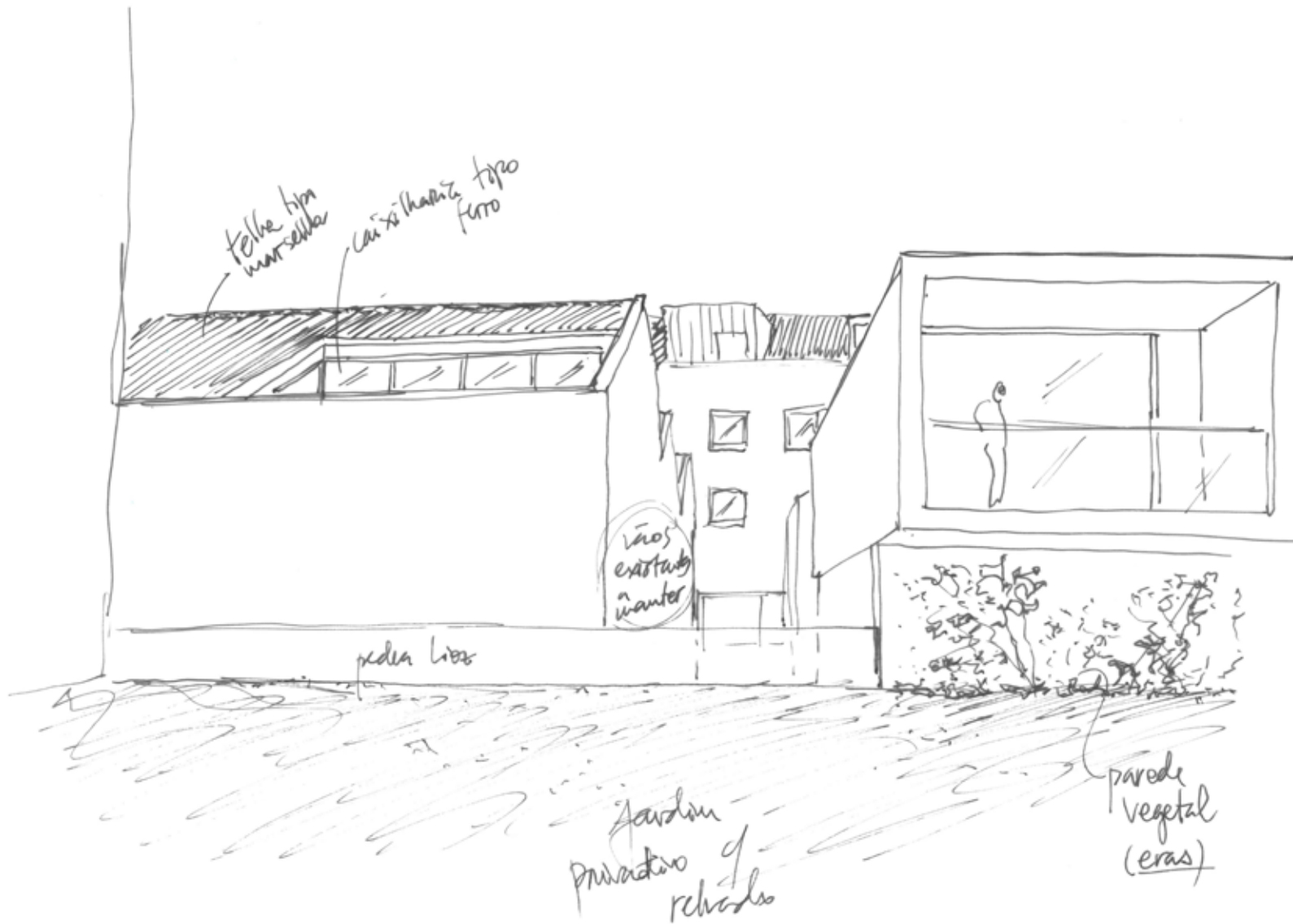
## **EMERGENCY INTERIOR STAIRS**

Floor - Ceramic mosaic beige same as the material applied in the atria and lobbies.

Walls - matt white finish.

Guard - Metal guardrails with a dark grey matte finish.

Ceiling - Fine sanded plaster with white paint.



telha tipo marselha

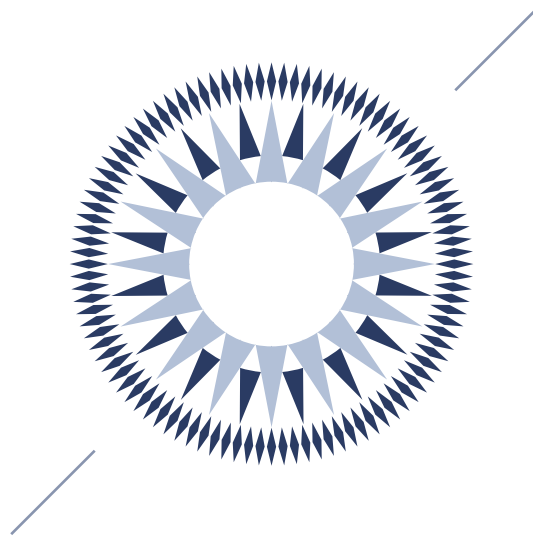
cui-xi-kang-tipo ferro

Lãos existam winter

pedra lisa

jardim primitivo e rchados

parede vegetal (eras)



Promotors



VOGUE  
HOMES

RAN  
CAPITAL