MIPIM
2025



Coldo

MOUSCRON

AAVO ARCHITECTS

Location

Industrielaan 8520 Kuurne (BE)

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The Coldo project

The Coldo project embodies a spatial engineering approach where logistical precision meets a controlled, understated architectural language. On a 17,699 m² site, AAVO Architects has designed an

industrial-scale complex whose core is a 7,420 m² high-bay warehouse operating at –20°C with the Movu system. Automation engineered by Ceratec coordinates the Mias crane, monorail, conveyors, and the ATL CNW logistics engine, enabling the seamless circulation of 58,617 euro-pallets.

The ground floor, with 10,050 m² dedicated to inbound and outbound flows, forms the project's operational backbone. At the front, 2,630 m² reinforce the building's functional base. The upper levels — 421 m² on the first floor and 2,800 m² on the second — remain intentionally unprogrammed, ready for future uses. On the roof, a 2,215 m² parking deck optimizes the site's footprint. Coldo emerges as a performance-driven architecture where every square meter is calibrated for efficiency and long-term adaptability.

Architects

AAVO Architects
Avenue du Haureu 1
7700 Mouscron

Timing

2025-2026