

Indospace Industrial Park Vallam

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Building Type : Factories

Construction Year : 2011

Delivery year : 2018

Address 1 - street : Vallam Village, Sriperumbudur Taluk, Kanchipuram District. 600000 CHENNAI, India

Climate zone : [Aw] Tropical Wet & Dry with dry winter.

Net Floor Area : 13 395 m² Other

General information

Near major highways and easily accessible to Chennai, the IndoSpace Industrial Park Vallam is situated in an ideal location for the warehousing sector. The park consists of four buildings, one of which has received EDGE certification, and provides leasing space to logistics and manufacturing companies. Tenants of the EDGE-certified building operate in a resource-efficient environment, allowing them to reduce their utility bills and channel more funds into their businesses. These green features are expected to reduce the utility costs of the building by more than \$4,000, allowing tenants to pay nearly half the amount it would cost to operate in a traditional warehouse.

A pioneer of modern industrial and logistics parks, IndoSpace has constructed over 30 parks across India since it was founded in 2007. Each park is leased as a shell building without any internal touches and then rented to customers who can customize their own space for the needs of their businesses. All the buildings within a park share common areas such as parking and outdoor space. With more than 80 companies renting their warehouses, IndoSpace caters to both national and international companies such as Amazon and IKEA. The company is committed to building industrial spaces that allow tenants to maximize profit with minimal harm to the environment. IndoSpace Industrial Park Vallam has received final EDGE certification from GBCI.

See more details about this project

<https://www.edgebuildings.com/projects/indospace-industrial-park-vallam/>

Photo credit

Courtesy of Indospace Industrial Park

Stakeholders

Contractor

Name : Indospace AS Industrial Park Pvt Ltd
Contact : govindarajan.gs[at]indospace.in
<https://www.indospace.in/>

Construction Manager

Name : Indospace AS Industrial Park Pvt Ltd
Contact : govindarajan.gs[at]indospace.in
<https://www.indospace.in/>

Energy

Energy consumption

Breakdown for energy consumption : 16 kWhfe/m².year : Lighting 10 kWhfe/m².year : Other
Initial consumption : 44,00 kWhpe/m².year

Envelope performance

More information :
Roof U - Value: 2.09 W/m² K
Wall U - Value: 2.12 W/m² K
Glass U - Value: 5.75 W/m² K

More information

11 kWhfe/m².year : Fan energy 31 kWhfe/m².year : Cooling Energy Both not counted in final energy use by EDGE

Real final energy consumption

Final Energy : 26,61 kWhfe/m².year

Renewables & systems

Systems

- Heating system :
- No heating system
- Hot water system :
- No domestic hot water system
- Cooling system :
- No cooling system
- Ventilation system :
- Natural ventilation
- Renewable systems :
- No renewable energy systems

Products

Product

Product category : HVAC, électricité / lighting
Reduced window to wall ratio
Skylight(s) to Provide Daylight to 50% of Top Floor Area

Product category : Finishing work / Plumbing - Sanitary equipment
-Dual flush water closets
-Water-Efficient Urinals in all Bathrooms - 0.6 L/flush
-Aerators & Auto Shut-off Faucets in all Bathrooms - 2.29 L/min
-Black Water Treatment and Recycling System

Product category :
-Controlled use of concrete for floor slabs
-Aluminum window frames
-Roof Construction: Steel (Zinc or Galvanised Iron) Sheets on Steel Rafters

-External Walls: Precast Concrete Panels , Steel Profile Cladding
-Flooring: Finished Concrete Floor

Costs

Construction and exploitation costs

Additional information on costs :
Base Case Utility Cost: 678,296.00 Rs/Month
Utility Costs Reduction: 307,509.00 Rs/Month
Incremental Cost: 5,253,395.19 Rs
Payback in Years: 1.42 Yrs.

Health and comfort

Life Cycle Analysis

Eco-design material : Usage of non-hazardous materials

Water management

Consumption from water network : 22 279,00 m³
Water Consumption/m² : 1.66
1 Lts/person/day : water faucets
14 Lts/person/day : landscaping
1 Lts/person/day : other

Water Savings: 25102.32 m³/Year

Carbon

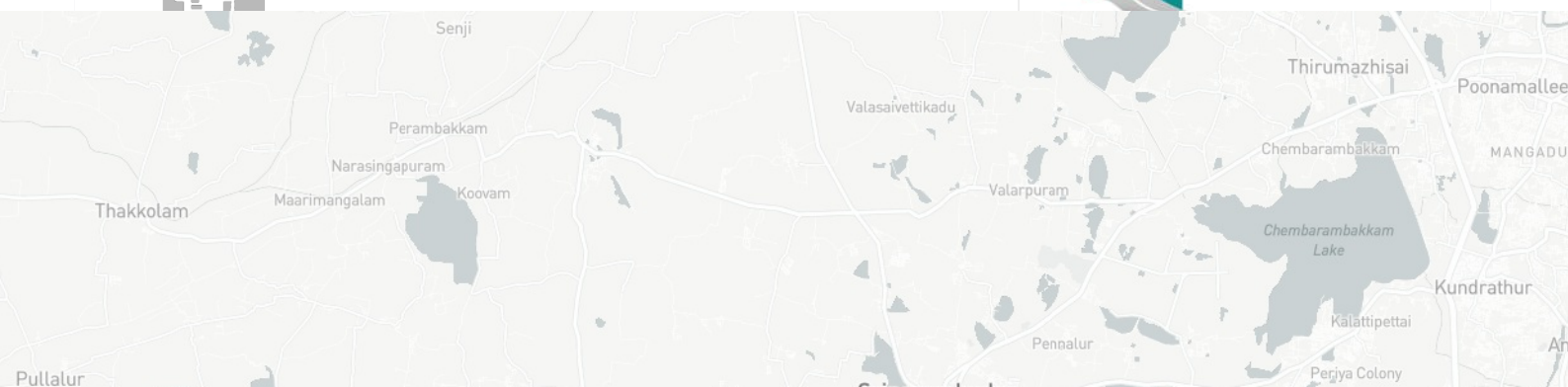
GHG emissions

GHG in use : 19,60 KgCO₂/m²/year
GHG before use : 33,18 KgCO₂ /m²
, ie xx in use years : 1.69
CO₂ Emissions from Electricity Generation : 754.13 g/kWh

Contest

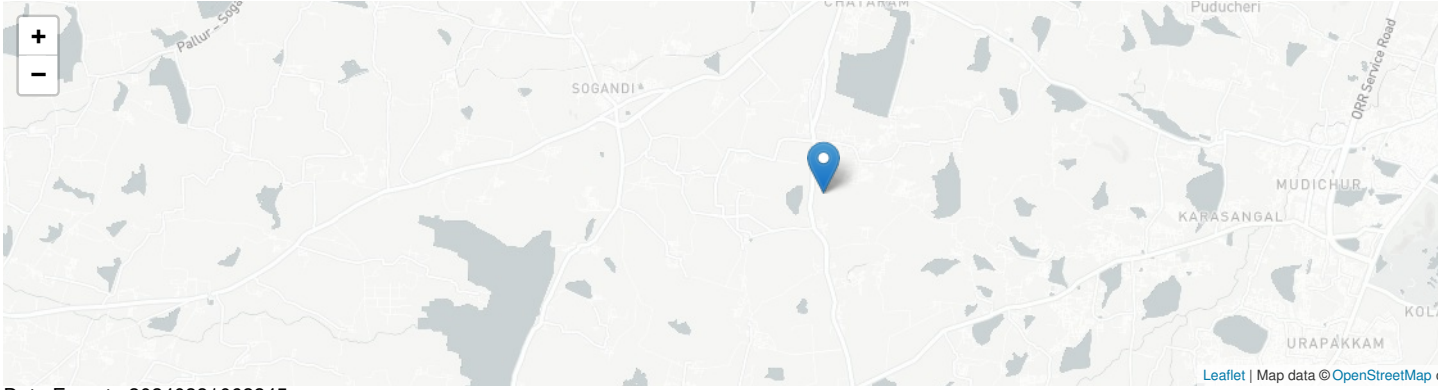
Reasons for participating in the competition(s)

Building candidate in the category





Users' Choice



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