

The new heart of the K-buurt

In September 2026, the City of Amsterdam will launch the selection procedure for the integrated design team for 'The new heart of the K-buurt', a project that will create a new civic and social centre for the K-buurt ('K neighbourhood') in the city's south-eastern district, Amsterdam Zuidoost. This advance notice is aimed at bringing the project to the attention of design professionals. The project comprises the design of the central area of the neighbourhood, where several civic and community facilities of neighbourhood, district and metropolitan significance are to be developed, in conjunction with housing.

Public space

The public space plays a vital role in Amsterdam Zuidoost, and street life is essential to social cohesion. Landscape design is therefore the basis for this project, centring on the positioning of the buildings, the space around them and the interaction between the civic facilities, the square, the metro and the green surroundings. The aim of the redevelopment plan is to strengthen the neighbourhood's dynamism and sense of community, and give an impetus to the socio-economic development of the K-buurt as a whole.

Selection

The selection procedure will take place in three phases, starting with a registration phase and an interview phase. In the third phase, three design teams will produce a concept design, which will include a proposal for the area's landscape design, urban design, architecture and socio-economic development. Phase 1 will start in September 2026 and phase 2 in November 2026; phase 3 is expected to start in January 2027. A fee will be available for phase 3.

Commission

The winning team will be commissioned to design the public realm and the buildings housing the civic and community facilities.

Programme

The development calls for an integrated vision for landscape, public realm and use. Another important design challenge lies in creating a strong relationship between the building programme and the public realm, so that the two reinforce each other spatially and functionally.

The building programme consists of the following components:

- Metropolitan library of the future (OBA Next, 7,500 m² GFA)
- Youth centre (350 m² GFA)
- Community centre (1,300 m² GFA)
- Rehearsal spaces (440 m² GFA)
- Potentially supplemented by neighbourhood facilities aimed at young people (2,500 m² GFA)
- Housing programme including starter homes for young people, with a talent development centre and commercial amenities on the ground floor (24,500 m² GFA)

Integrated design team

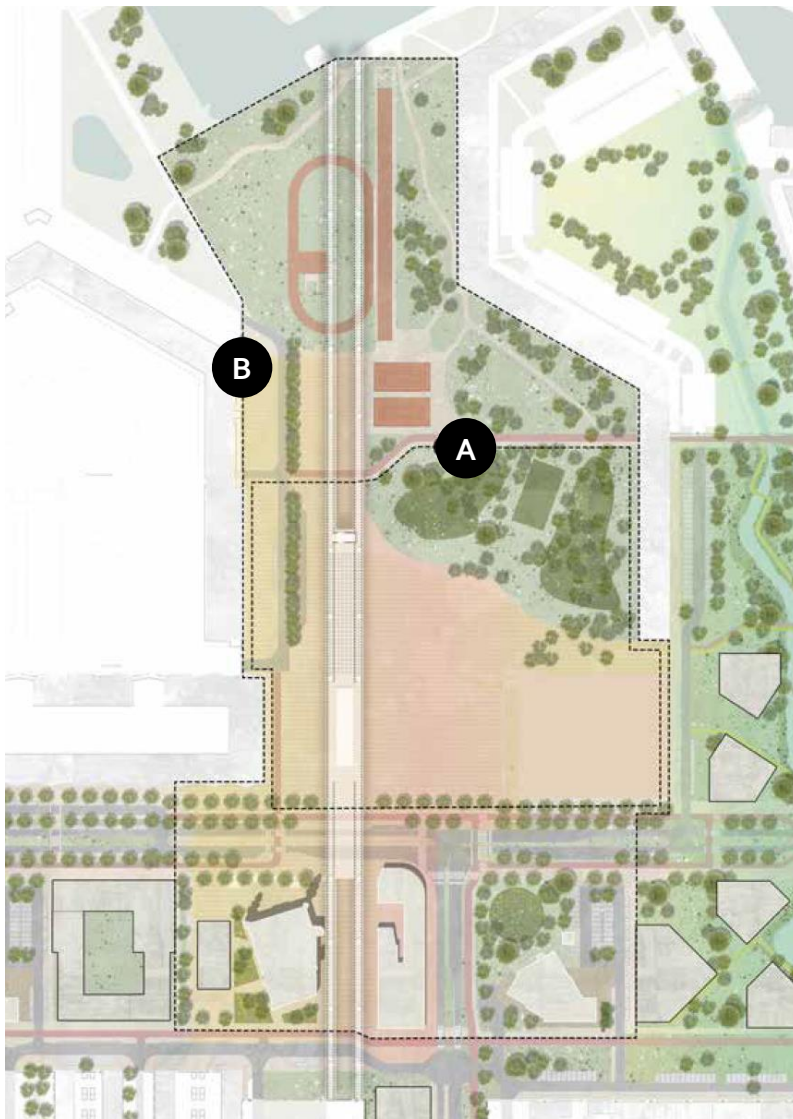
The City of Amsterdam is looking for an integrated design team that will not only develop a vision for the spatial development of the area, but also put forward proposals that help strengthen the neighbourhood's socio-economic base, thus giving an impetus to its continuing development. In addition to spatial design expertise, the winning team will also have an understanding of neighbourhood development. Much of the programme to be developed is aimed at young people, and it is therefore important that the team involves young design talent in the project. The detailed technical design of the buildings that will house the civic and community facilities is also part of the commission.

Jury

The jury will consist of experts in the disciplines of landscape, public realm, architecture, sustainability and cultural heritage. It will also include representatives of the future operators, as well as representatives with knowledge of and ties to the neighbourhood itself.

Location

The map below shows the boundaries of the project area, distinguishing between the area for built development (A) and the wider study area (B). The project area is located around Kraaiennest metro station and bounded by the Kleiburg and Kruitberg apartment blocks. The area for built development (A) comprises the locations where the proposed buildings will be sited, while the wider study area (B) forms the spatial context within which the development will be considered.



The information contained in this prior information notice is non-binding and subject to change. The City of Amsterdam reserves the right to amend the procurement procedure and its criteria.