BLG
BELHAJ LILISKANE GROUPE



MAITRE D'OUVRAGE: MR. BELHAJ HAMMADI

ARCHITECTE: MR. ADRIF MOHAMMED

DECEMBRE 2025

PROJET DE CONSTRUCTION D'UN ENSEMBLE RESIDENTIEL EN R+6+RETRAIT

TRANCHE 3

LA TULIPE



BLG
BELHAJ LILISKANE GROUPE

LA TULIPE

LA TULIPE

PROJET DE CONSTRUCTION D'UN ENSEMBLE RESIDENTIEL
EN R+6+RETRAIT - TRANCHE 3

A

SALON
2 CHAMBRES
2 SDB
CUISINE
BUANDERIE

B

SALON
2 CHAMBRES
1 SDB
CUISINE
BUANDERIE

C

SALON
2 CHAMBRES
1 SDB
CUISINE
SEJOUR

D

SALON
2 CHAMBRES
1 SDB
CUISINE
TERRASSE

E

SALON
1CHAMBRE
1 SDB
CUISINE
TERRASSE

F

SALON
SEJOUR
2 CHAMBRE
1 SDB
CUISINE
TERRASSE EN RETRAIT

G

SALON
2 CHAMBRES
1 SDB
KITCHENETTE
TERRASSE

H

SALON
1 CHAMBRE
1 SDB
KITCHENETTE

I

SALON
2 CHAMBRES
1 SDB
KITCHENETTE
TERRASSE

DE 34.00 M² À 84.00M²

LA TULIPE

SOMMAIRE

PLAN SITUATION .....
CONTEXTE URBAIN .....
PLAN MASSE GENERAL .....
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PLANS .....
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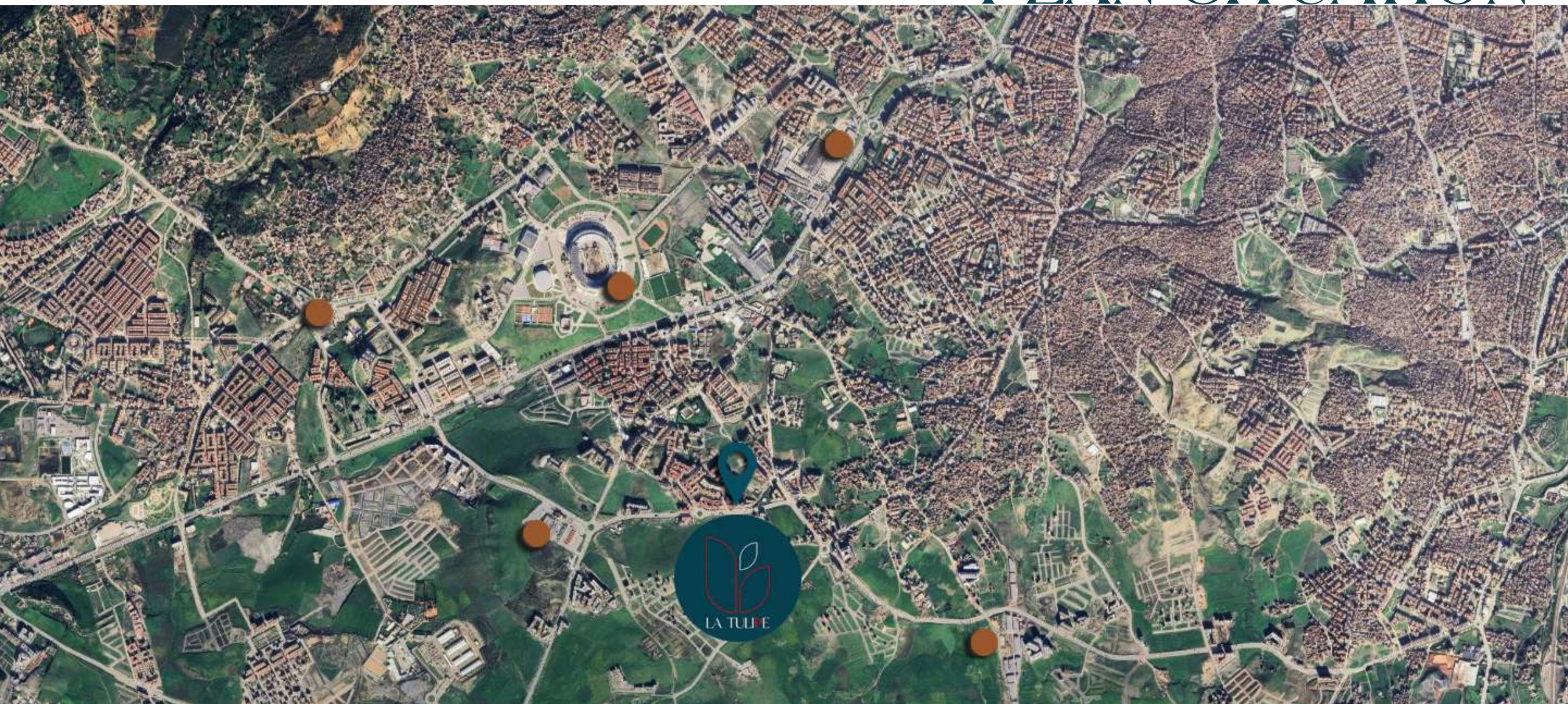
IMM 02 .....
IMM 05 .....

PLAN SITUATION



PLAN SITUATION

VERS
CENTRE VILLE

GRANDE SURFACE
MARJANE

GRAND STADE
IBN BATTOTA

GARE
ROUTIERE

NOUVEAU
SOUK CASABARATA

LA TULIPE

QUARTIER
KARIMA

AHLAN
أهلا

AL MOUSTAKBAL
المستقبل

BEN TOUZINE
بني توزين

BNI SAID
بني سعيد

AHARRARINE
أحرارين

MERS
ACHENNAD
مرس أشناد

BNI OURIAGHEL
بني وريغل

البرانص
القديمة

Rocade 9 Sud

Rte Mers Rocade 9

Av. Al Afou

Rue Al Joud

Rue Al Hamd

Av. Al Hiwar

Rue Al Mawadda

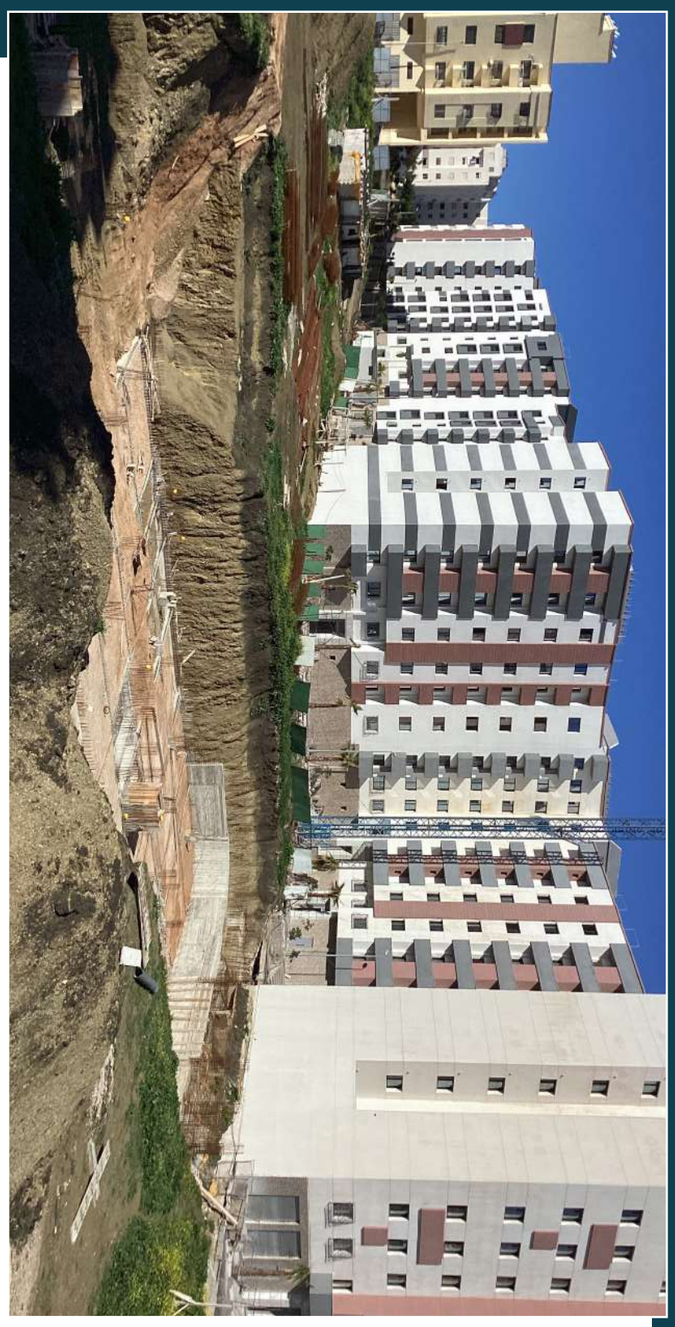
P4605

N1

Contexte urbain









B11	459124.890	569884.330
B12	459082.710	569893.660
B13	459087.910	569923.650
B14	459104.820	569943.980

LIMITE DE LA PROPRIETE

EQUIPEMENT DE PROXIMITE: CRECHE

EQUIPEMENT DE PROXIMITE: SUPERETTE

JEUX D'ENFANT

CRECHE

PAES

IMM 1
IMM R+6+R

IMM 2
IMM R+6+R

IMM 3
IMM R+6+R

IMM 4
IMM R+6+R

IMM 5
IMM R+6+R

IMM 6
IMM R+6+R

IMM 7
IMM R+7

IMM 8
IMM R+7

IMM 9
IMM R+7

TRANCHE1
GH:1

TRANCHE2
GH:2

TRANCHE3
GH:3

TRANCHE4
GH:4

FP2

canal rectangulaire + dalot simple

CONSTRUCTION

Mur

P.T

P.T

Palissade de Clôture

Passage sous saba

LIMITES DU RDC

Fontaine

Piste

Rue

Publique

T68929/64Lot18
RDC+7Etages

T68930/64Lot19
RDC+7Etages

T66415/64
RDC+7Etages

T25277/49

PLAN MASSE GENERAL

PLAN MASSE TERRASSE
ECH:1/250

PLAN MASSE TRANCHE -3-

TRANCHE3
GH:3

IMM 5
IMM R+6+R

IMM 4
IMM R+6+R

IMM 2
IMM R+6+R

IMM 1
IMM R+6+R

PAES

Passage sous saba

ACCES S.SOL

SORTIE S.SOL

1 042

1 047

1 662

182

Fontaine

skydome désenfumage

LIMITES DE LA PROPRIETE

SUPERETTE

CRÊCHE

JEUX D'ENFANT

LIMITES SOUS DC

B1

B2

B10

B11

(B5)

(B6)

(B13)

77.50

77.00

76.50

76.00

75.50

75.00

74.50

74.00

73.50

73.00

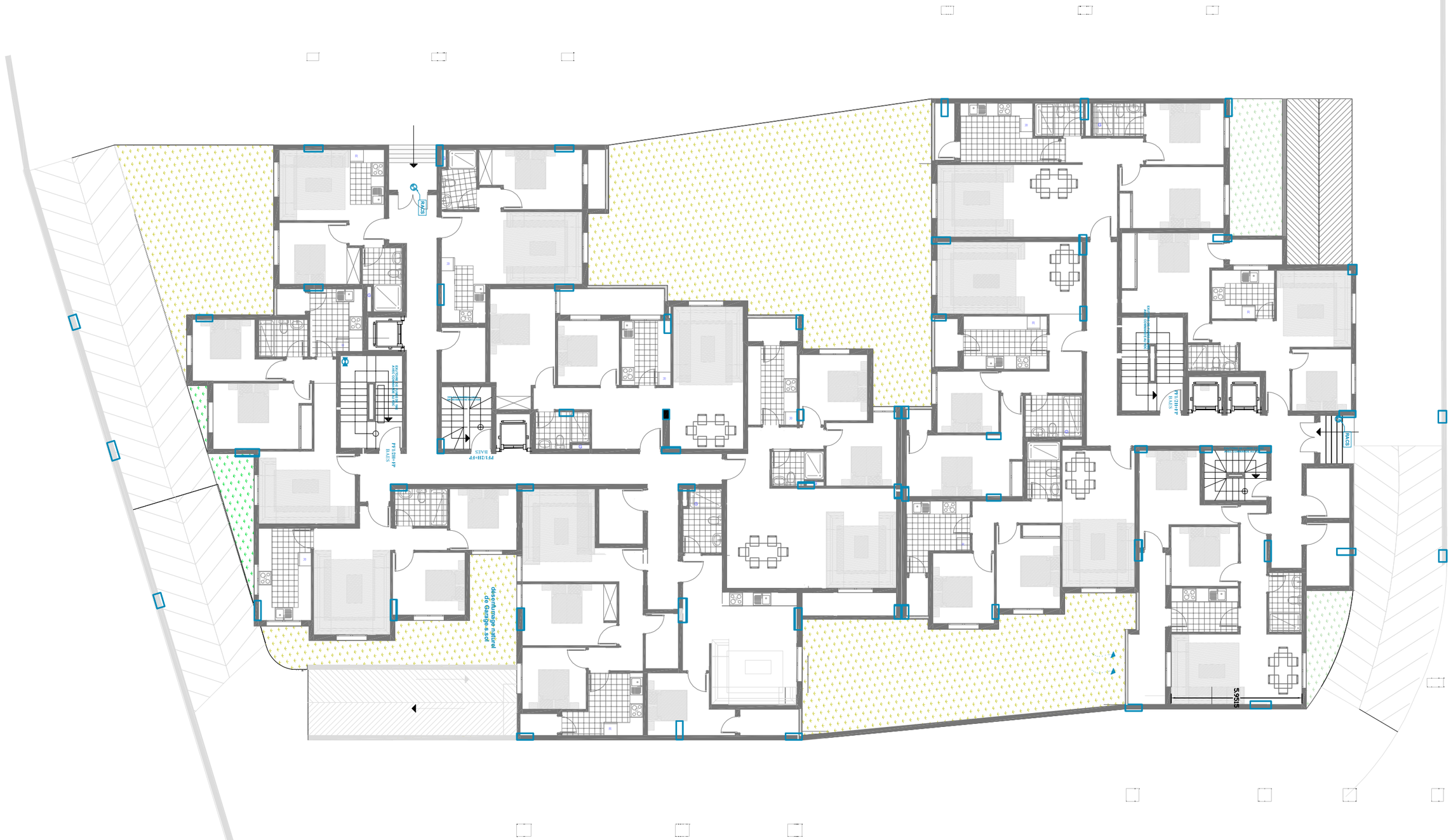
92.84

19.23

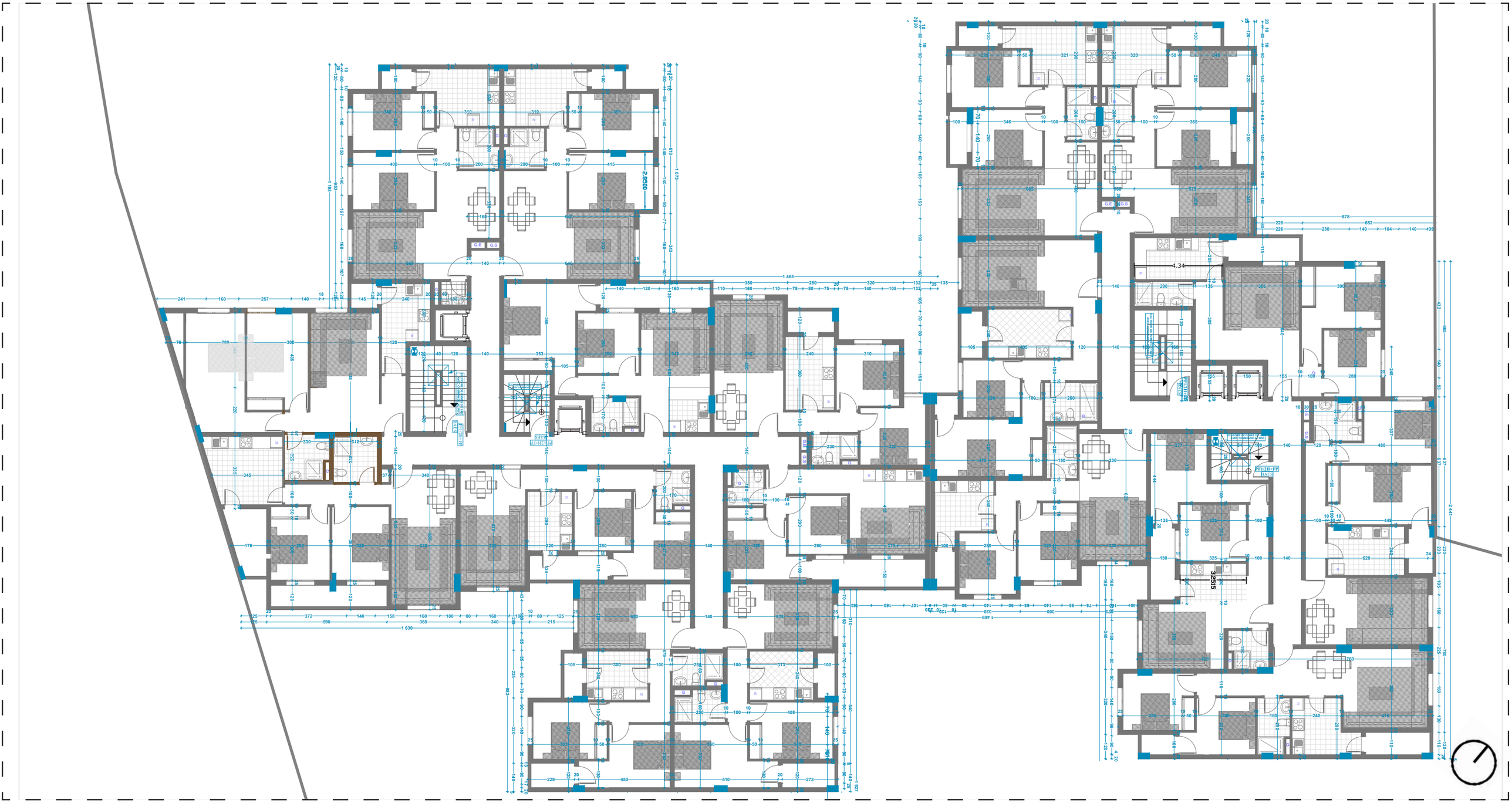
PLANS

LA TULIPE

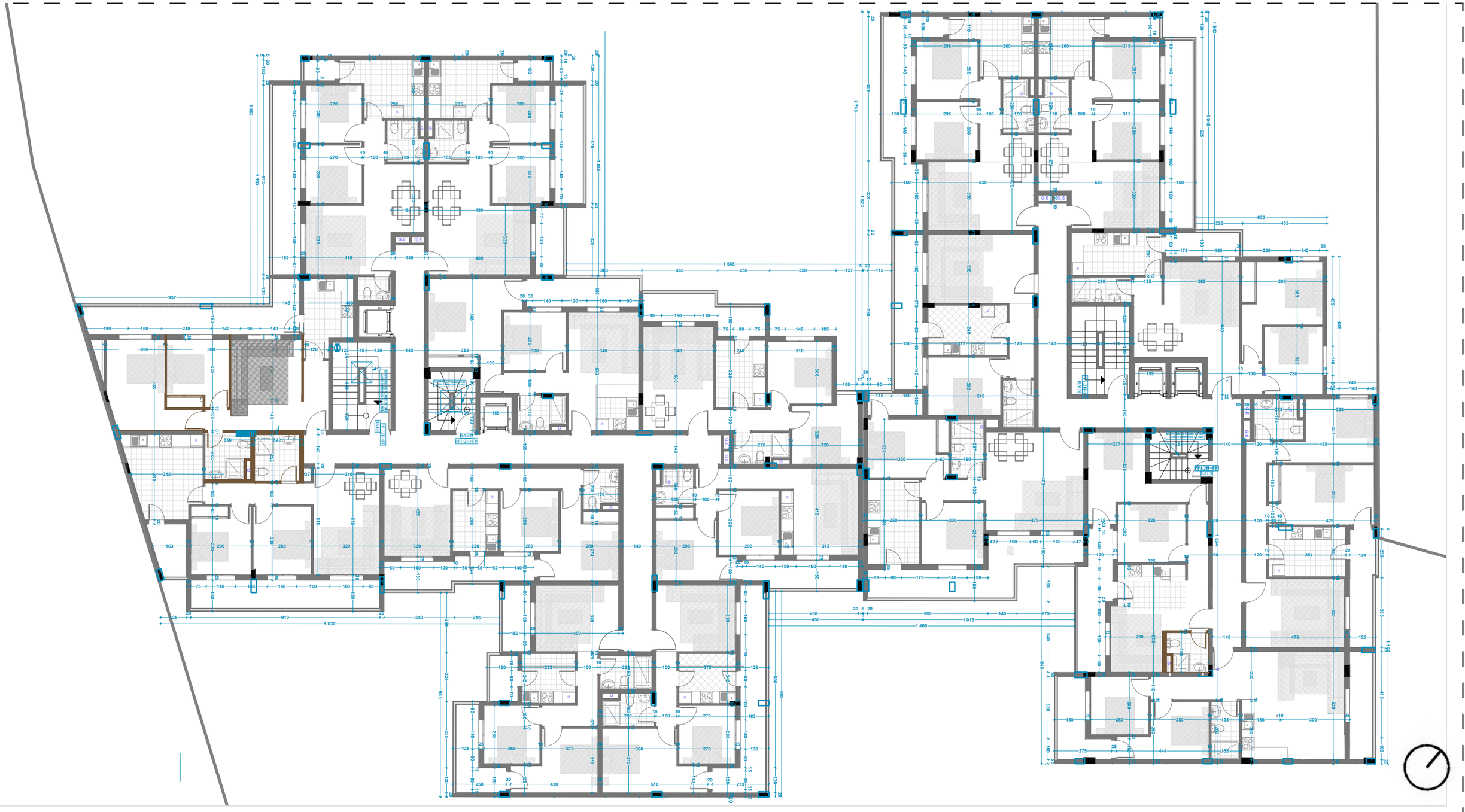
PLAN RDC


RAZ SS
PF1/2H+FF
BAIS
4P+1/2+1/4
SAM
PF1/2H+FF
BAIS
PF1/2H+FF
BAIS
PMCS
5.95x15
desenfumage naturel
de Garage à 500

PLAN 1ER ETAGE COURANT



PLAN RETRAIT

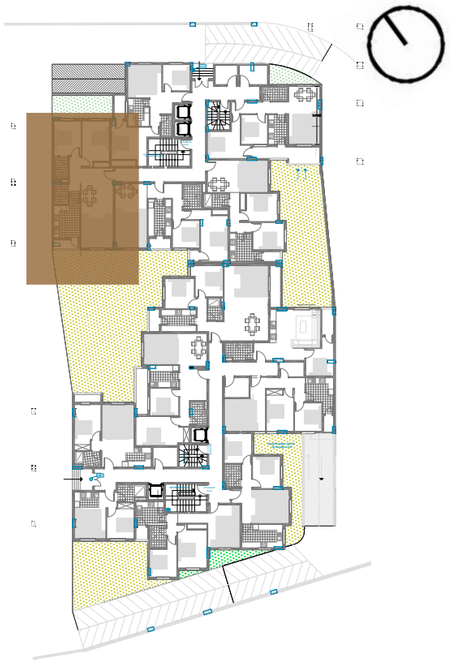


IMM 02

LA TULIPE

RDC

APPARTEMENTS

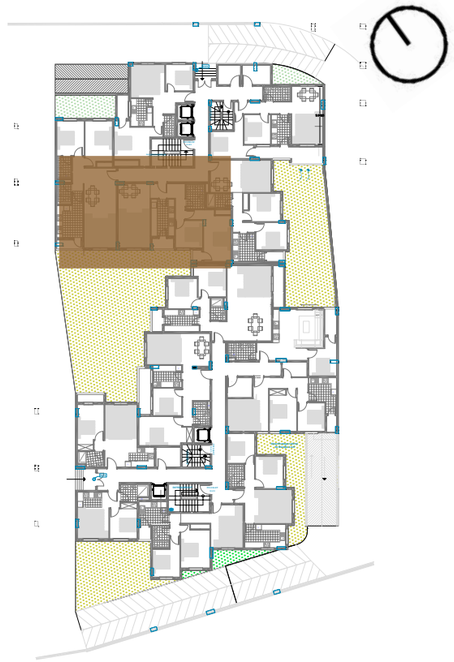




Designation	Niveau	Surface (m²)	Indication
A201	Rez-de-chaussée	78.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

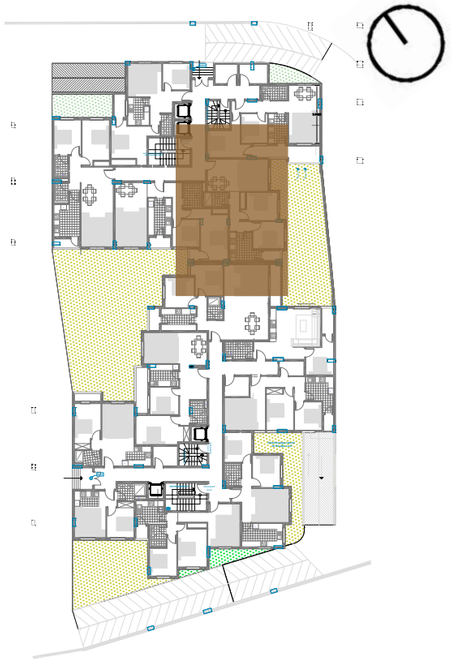




Designation	Niveau	Surface (m²)	Indication
A201	Rez-de-chaussée	75.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

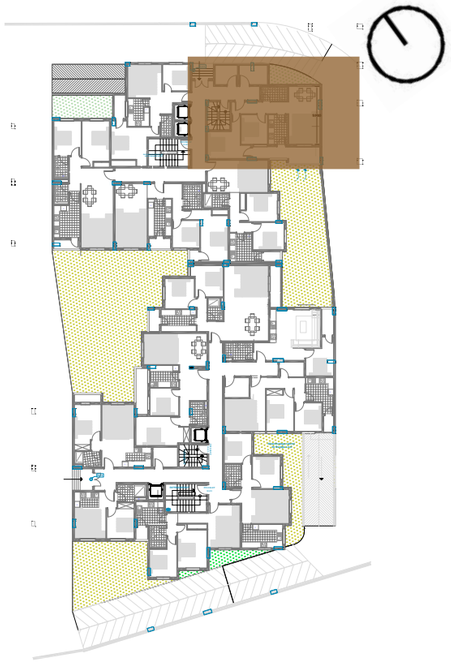




Designation	Niveau	Surface (m²)	Indication
A203	Rez-de-chaussée	61.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

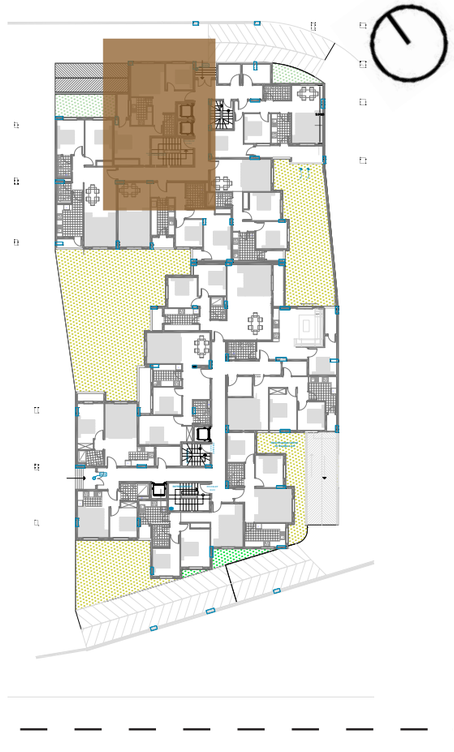


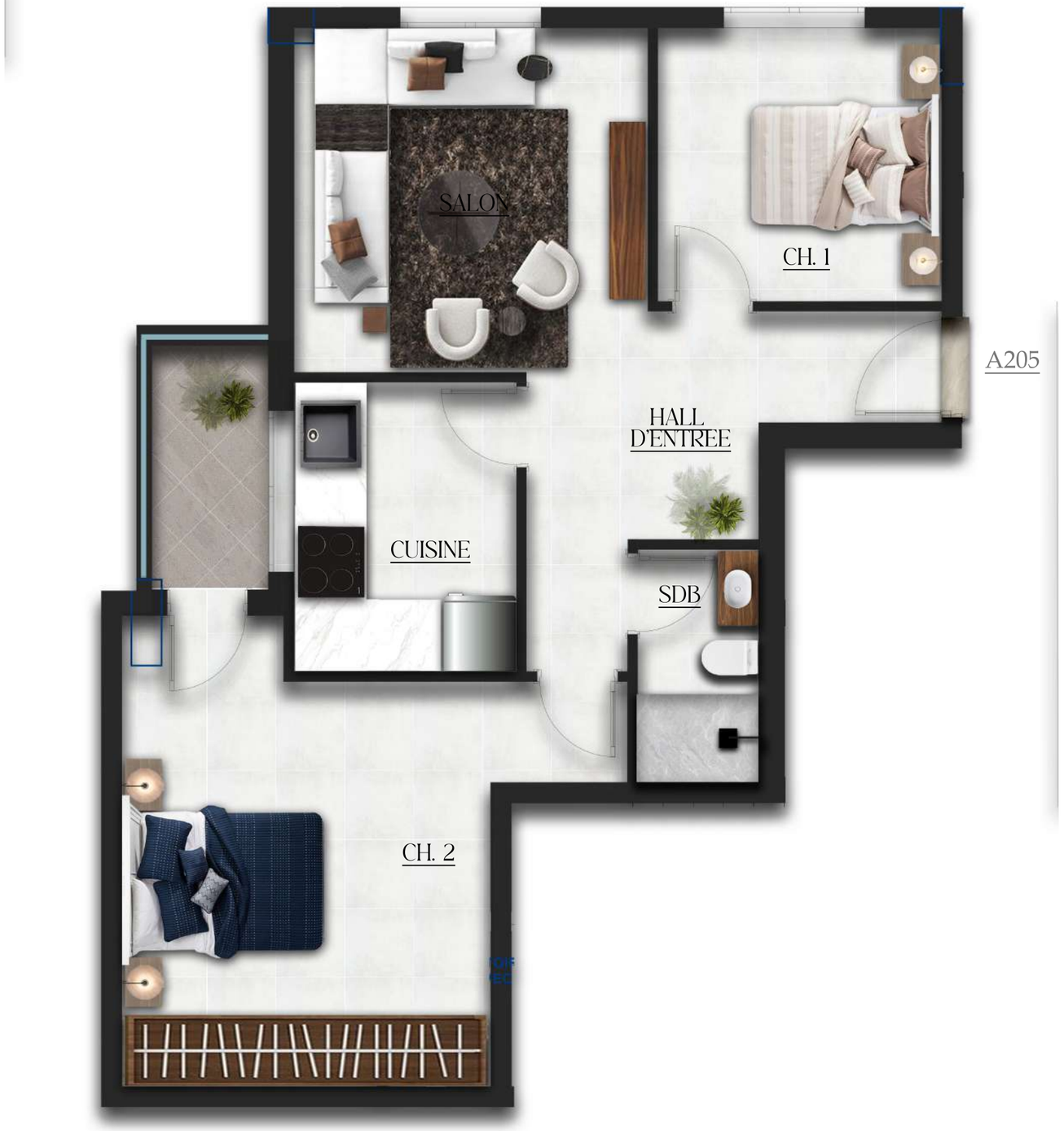


Designation	Niveau	Surface (m²)	Indication
A204	Rez-de-chaussée	70.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



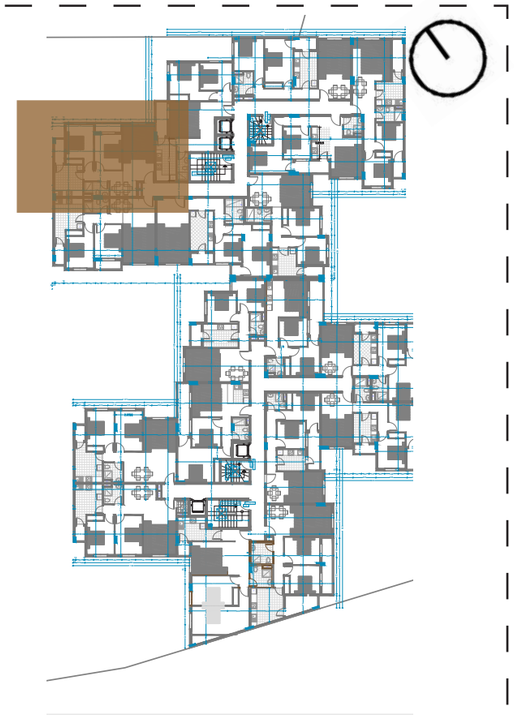


Designation	Niveau	Surface (m²)	Indication
A205	Rez-de-chaussée	59.00	vue sur la cour intérieure

LA TULIPE

ETG COURANT

APPARTEMENTS

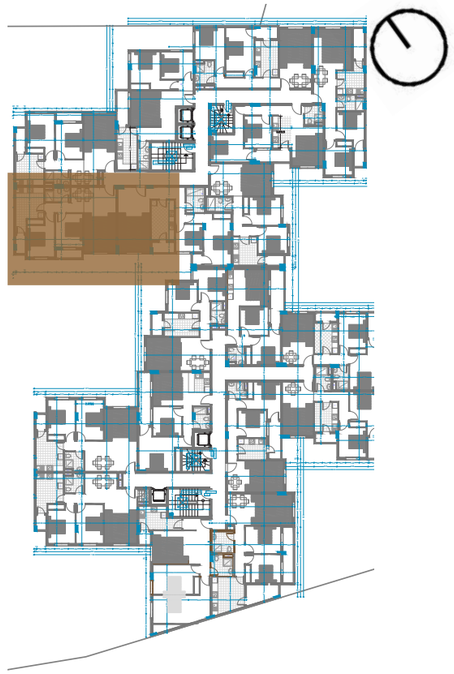




Designation	Niveau	Surface (m²)	Indication
A211	Etage Courant	70.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

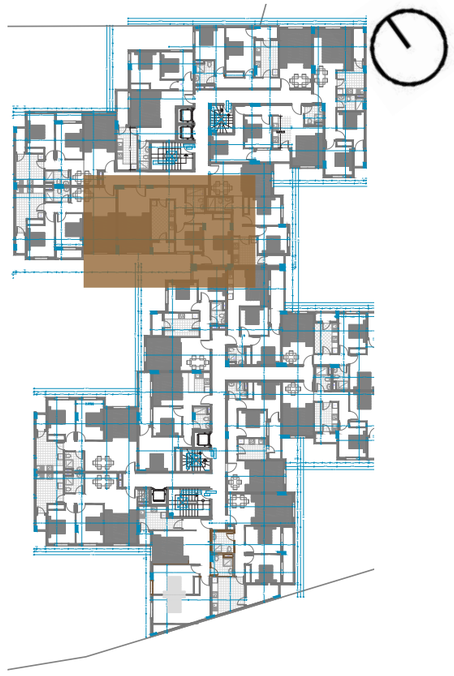




Designation	Niveau	Surface (m²)	Indication
A212	Etage Courant	71.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

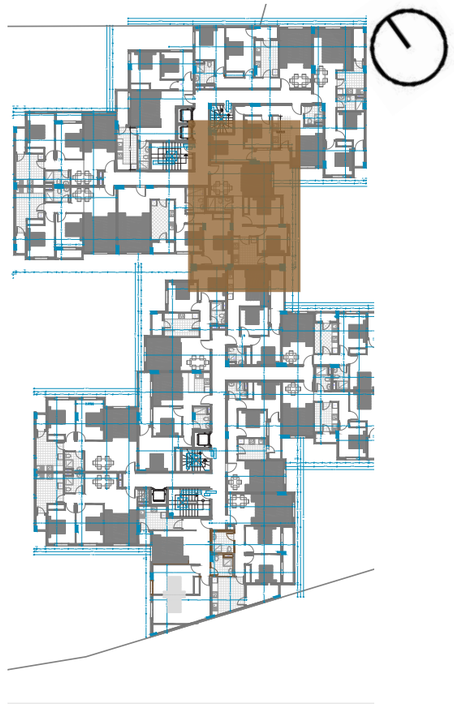




Designation	Niveau	Surface (m²)	Indication
A213	Etage Courant	74.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

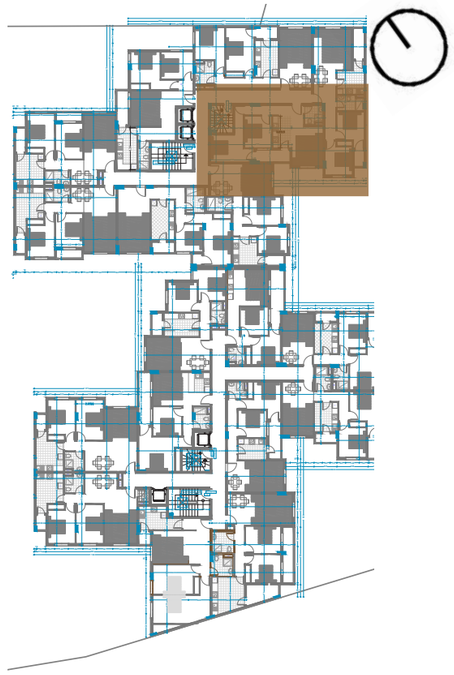




Designation	Niveau	Surface (m²)	Indication
A214	Etage Courant	61.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

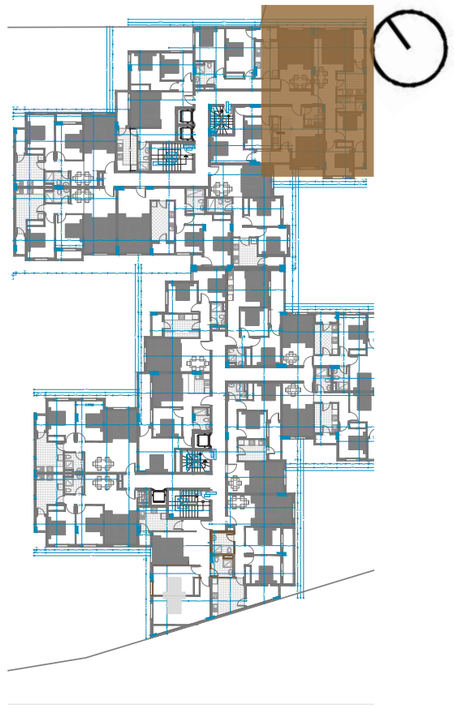




Designation	Niveau	Surface (m²)	Indication
A215	Etage Courant	61.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

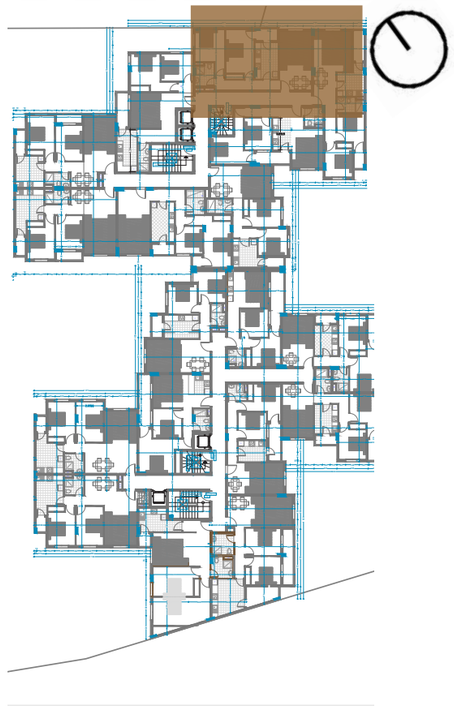


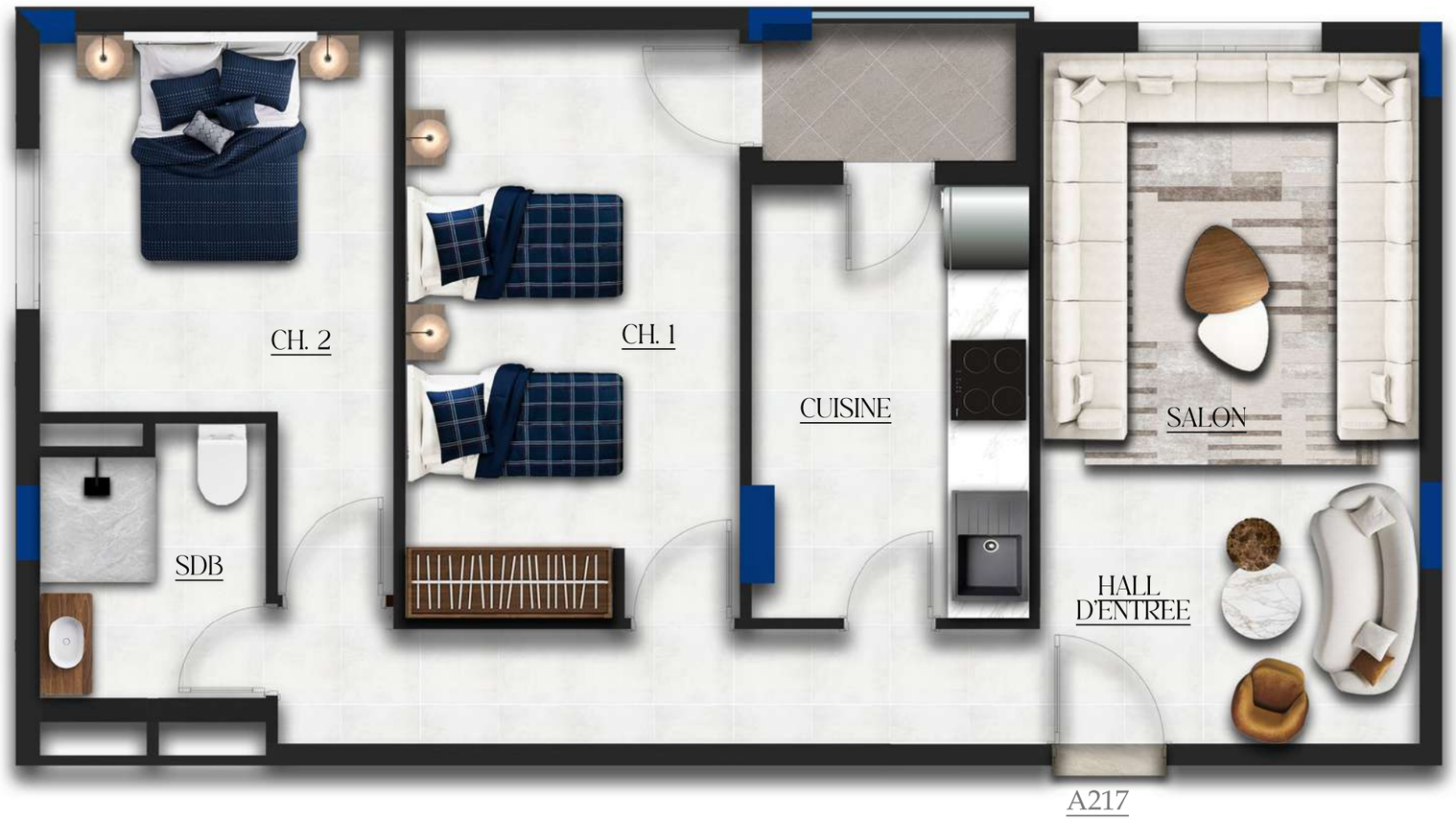


Designation	Niveau	Surface (m²)	Indication
A216	Etage Courant	67.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

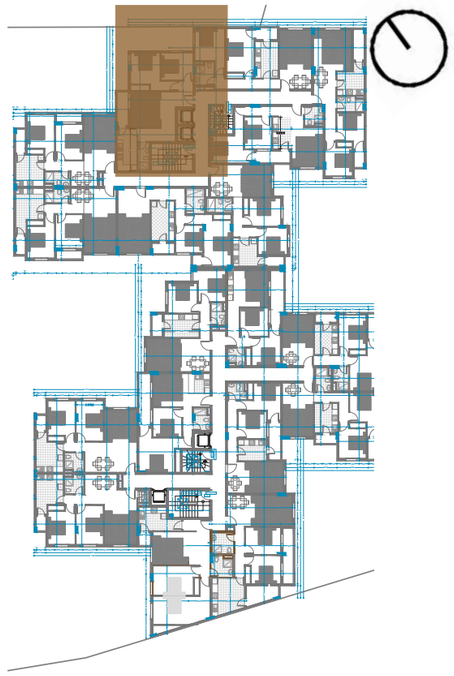




Designation	Niveau	Surface (m²)	Indication
A217	Etage Courant	72.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



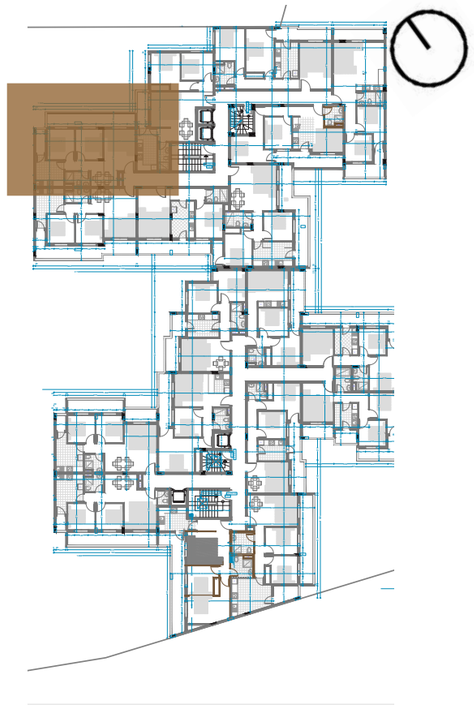


Designation	Niveau	Surface (m²)	Indication
A218	Etage Courant	68.00	vue sur la cour intérieure

LA TULIPE

RETRAIT

APPARTEMENTS

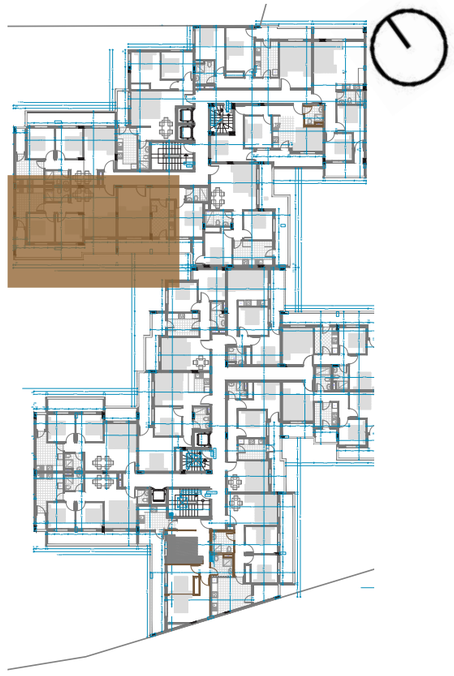




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A271	Retrait	54.00	12.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

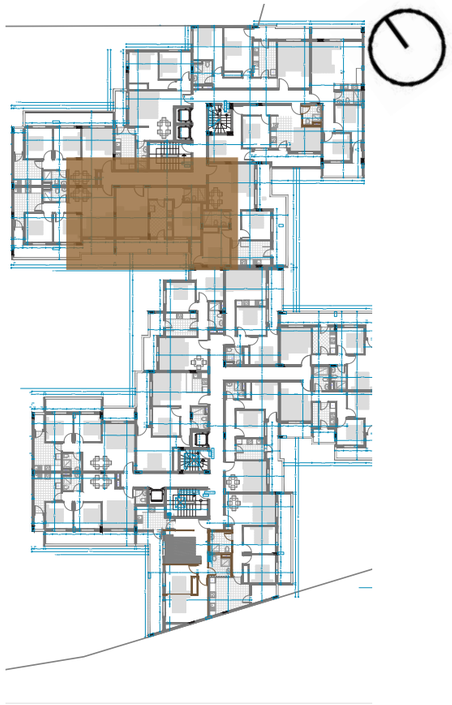




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A272	Retrait	57.00	14.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

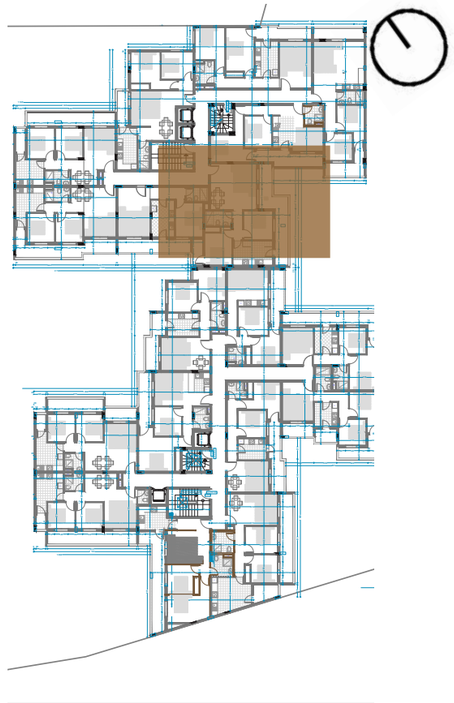




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A273	Retrait	46.00	10.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

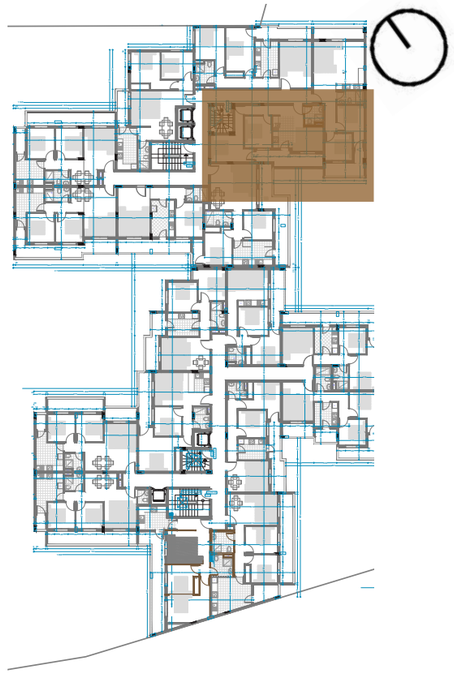




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A274	Retrait	62.00	19.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

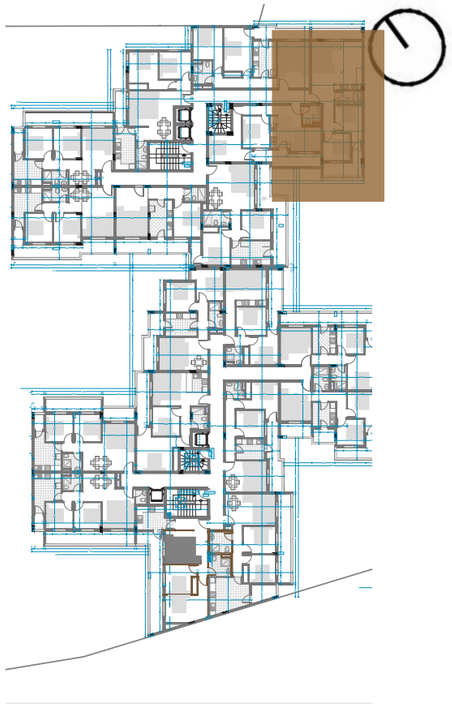




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A275	Retrait	51.00	10.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

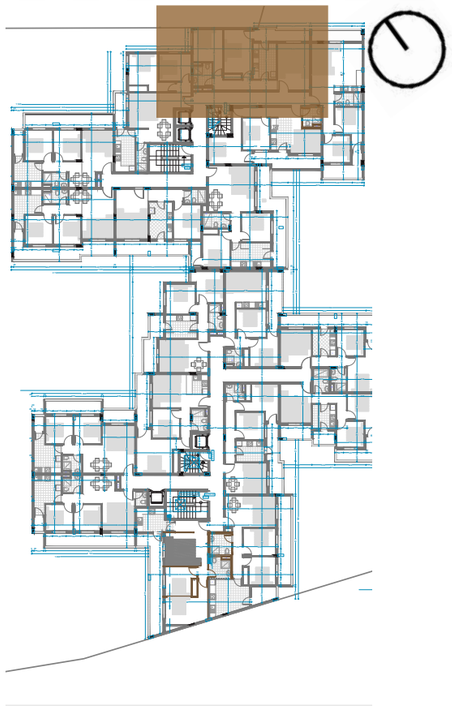




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A276	Retrait	53.00	14.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

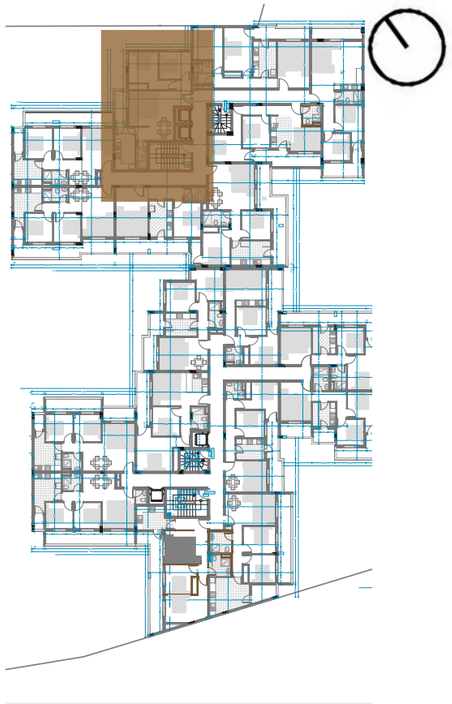




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A277	Retrait	65.00	06.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS





Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A278	Retrait	64.00	04.00	vue sur la cour intérieure

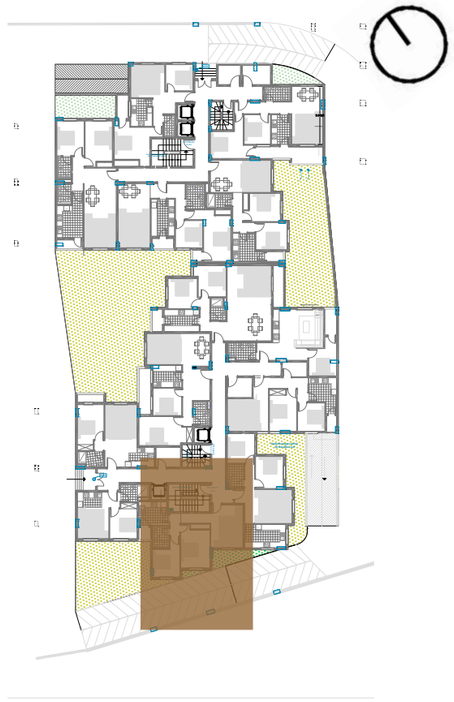
LA TULIPE

IMM 05

LA TULIPE

RDC

APPARTEMENTS

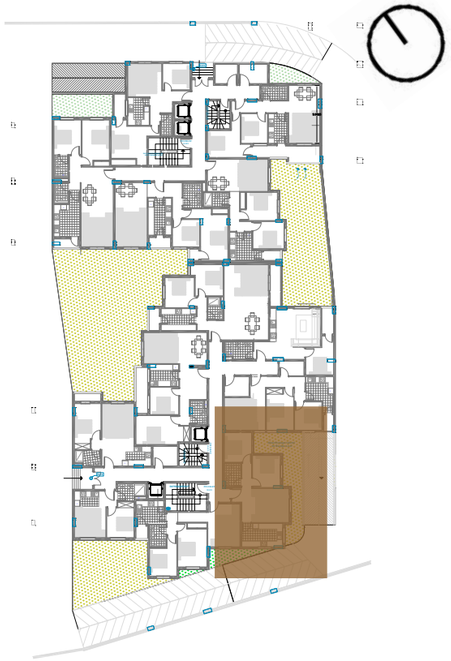


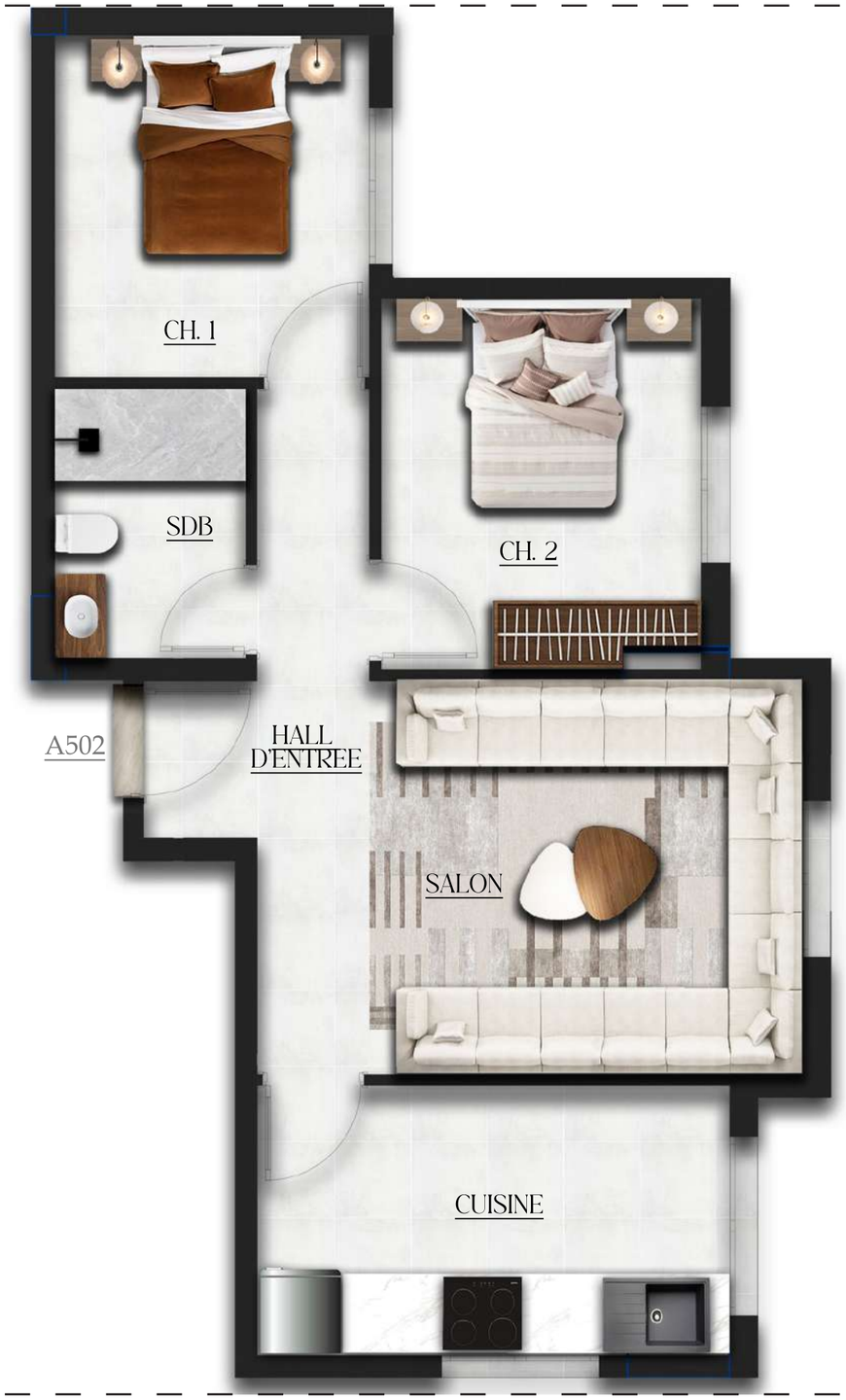


Designation	Niveau	Surface (m²)	Indication
A501	Rez de Chaussée	58.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

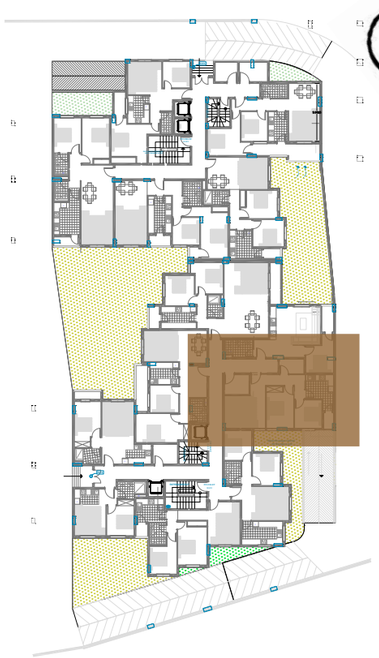




Designation	Niveau	Surface (m²)	Indication
A502	Rez de Chaussée	55.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

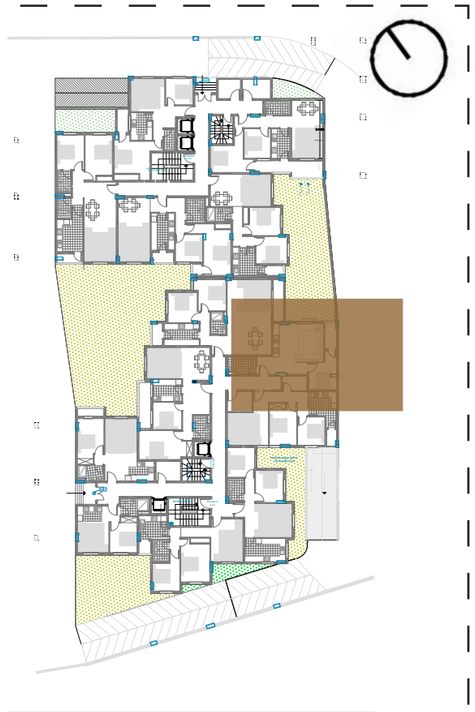




Designation	Niveau	Surface (m²)	Indication
A503	Rez de Chaussée	60.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

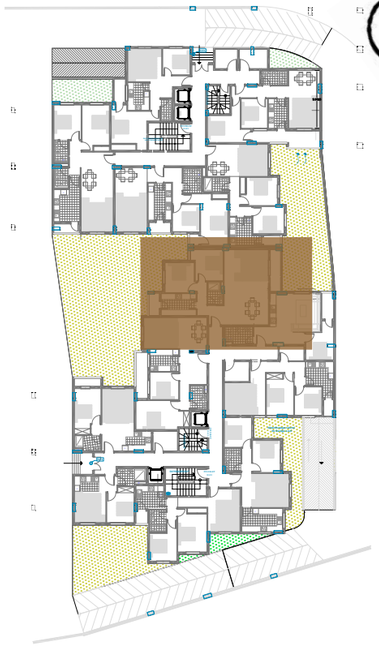




Designation	Niveau	Surface (m²)	Indication
A504	Rez de Chaussée	49.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



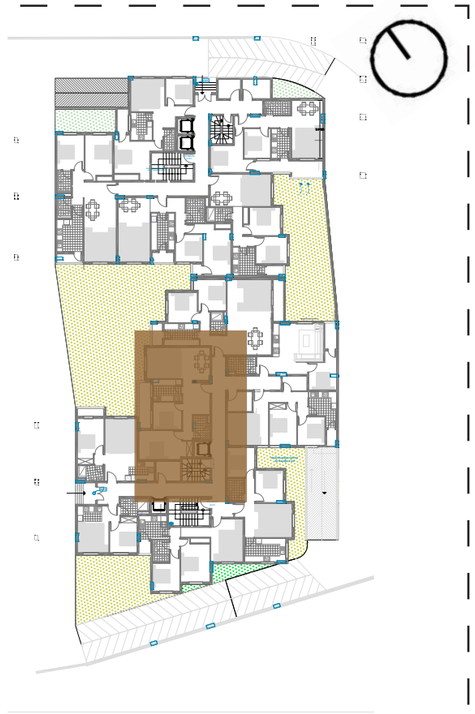


A505

Designation	Niveau	Surface (m²)	Indication
A505	Rez de Chaussée	84.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

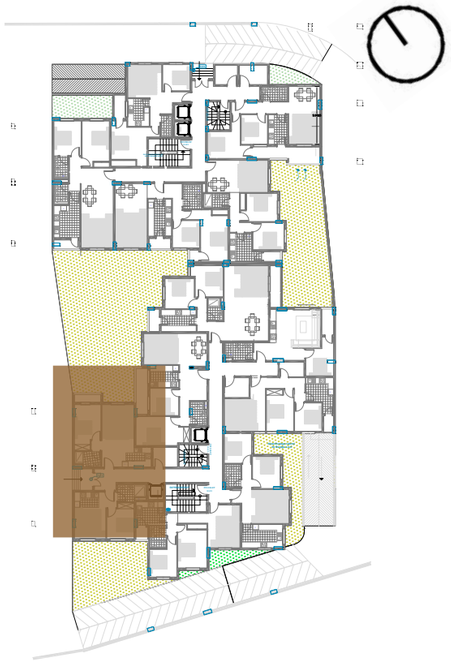




Designation	Niveau	Surface (m²)	Indication
A506	Rez de Chaussée	76.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



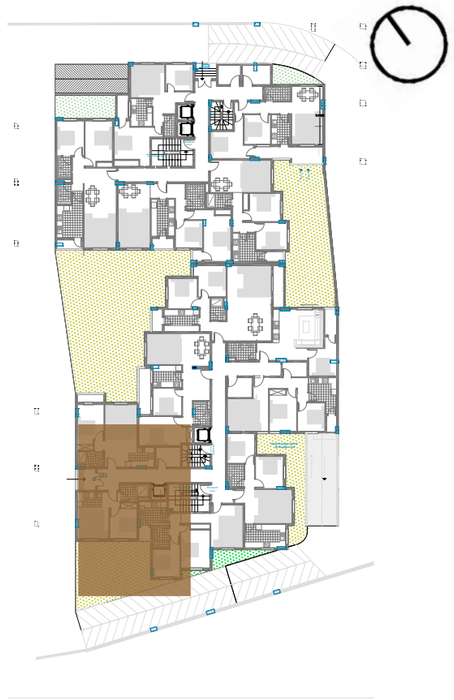


A507

Designation	Niveau	Surface (m²)	Indication
A507	Rez de Chaussée	46.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



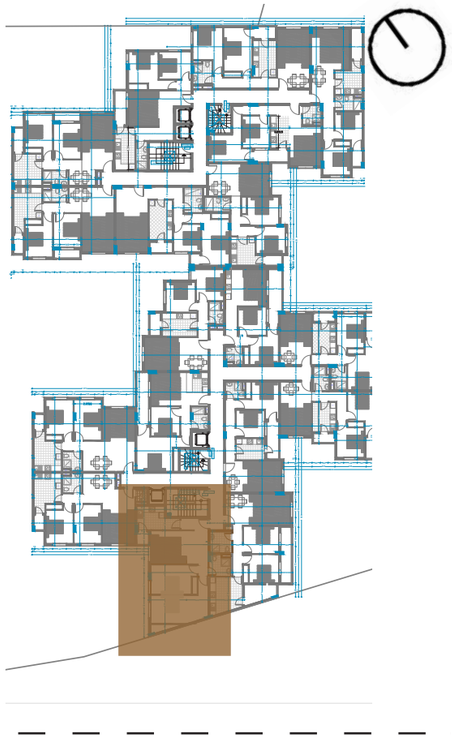


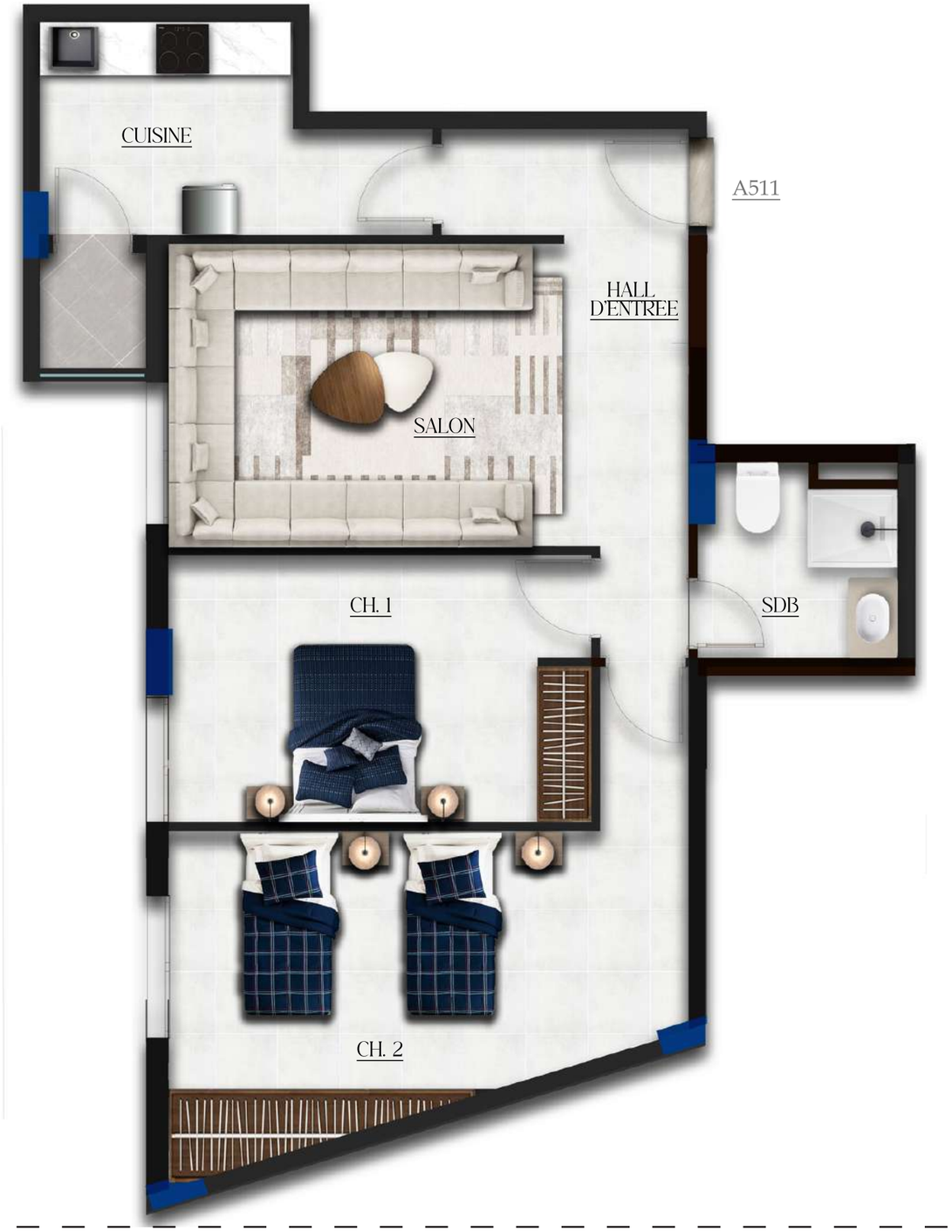
Designation	Niveau	Surface (m²)	Indication
A508	Rez de Chaussée	33.00	vue sur la cour intérieure

LA TULIPE

ETG COURANT

APPARTEMENTS

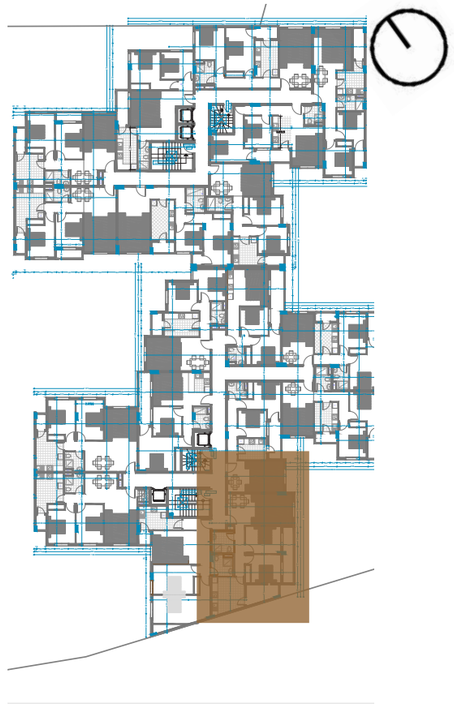




Designation	Niveau	Surface (m²)	Indication
A511	Etage Courant	72.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

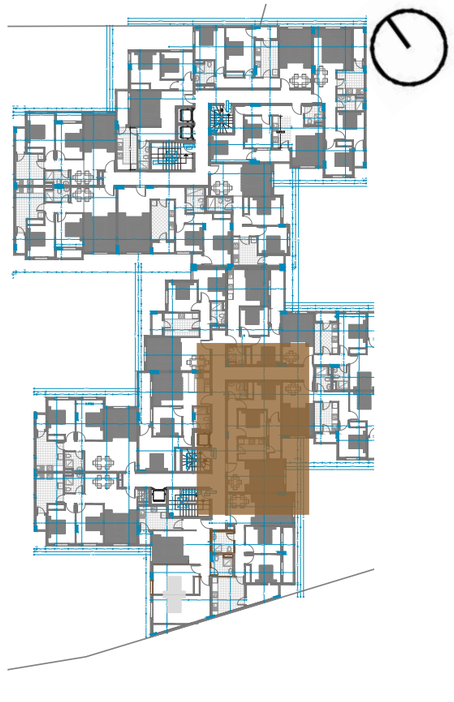




Designation	Niveau	Surface (m²)	Indication
A512	Etage Courant	79.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

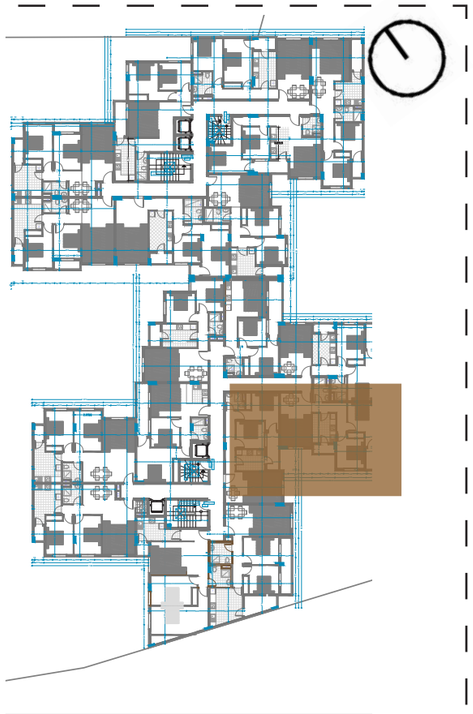




Designation	Niveau	Surface (m²)	Indication
A513	Etage Courant	61.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

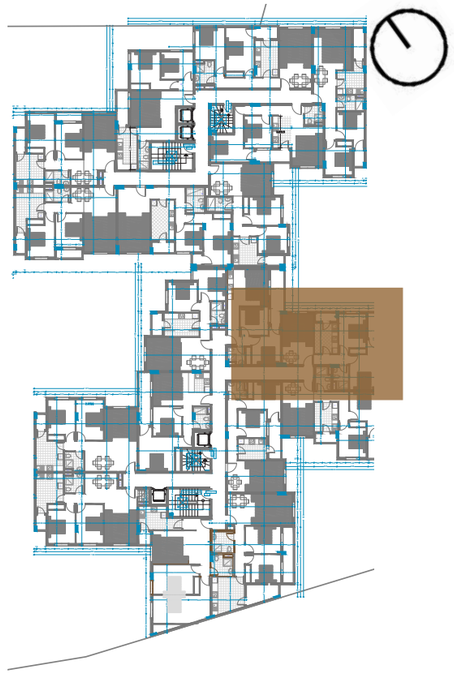




Designation	Niveau	Surface (m²)	Indication
A514	Etage Courant	63.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

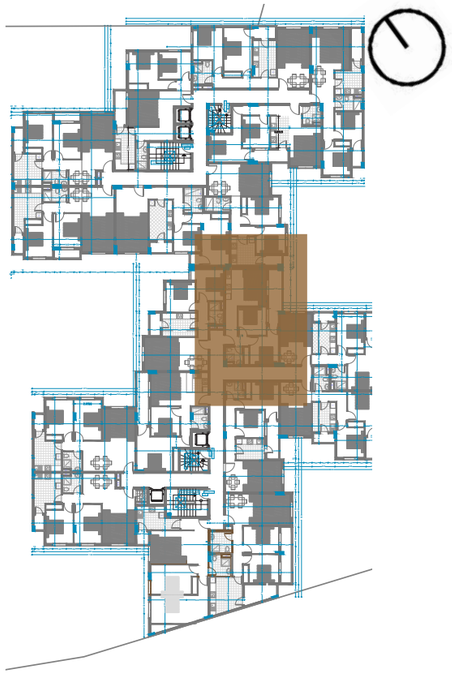




Designation	Niveau	Surface (m²)	Indication
A515	Etage Courant	64.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

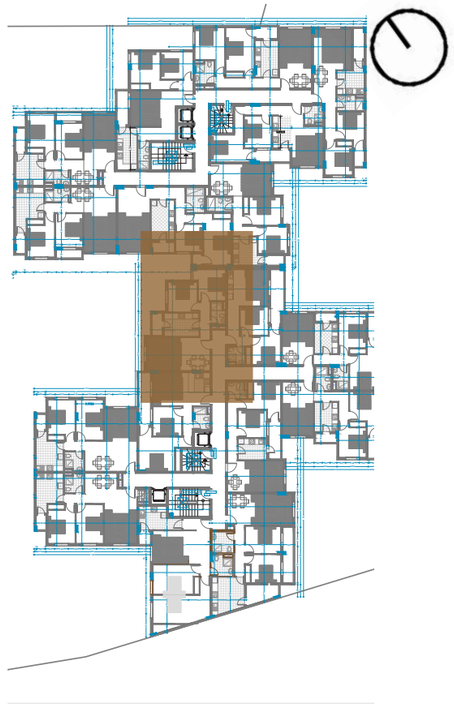




Designation	Niveau	Surface (m²)	Indication
A516	Etage Courant	54.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

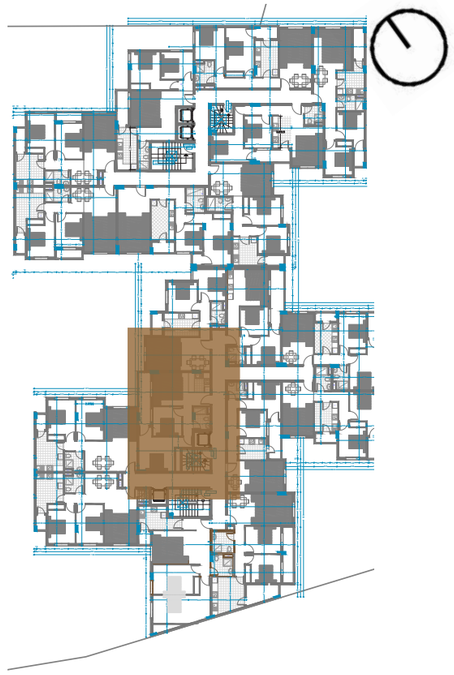




Designation	Niveau	Surface (m²)	Indication
A517	Etage Courant	62.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

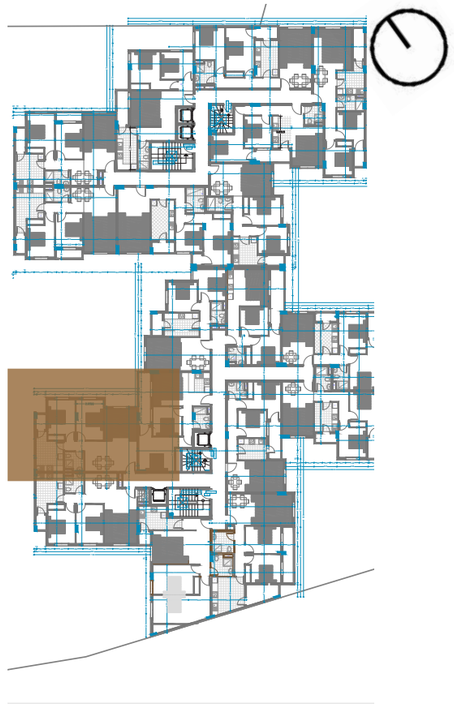




Designation	Niveau	Surface (m²)	Indication
A518	Etage Courant	63.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



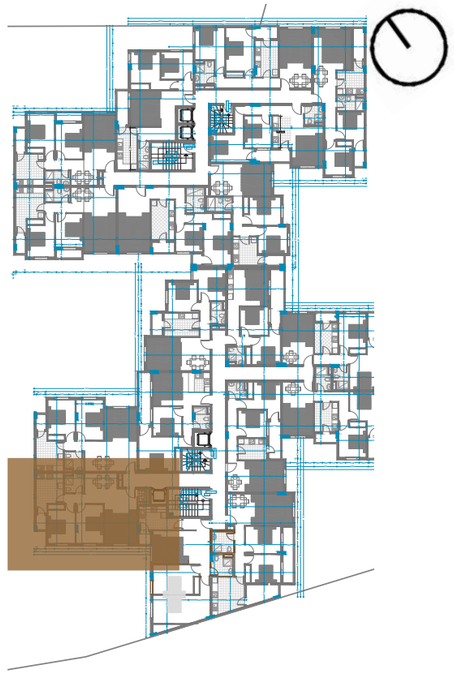


A519

Designation	Niveau	Surface (m²)	Indication
A519	Etage Courant	70.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



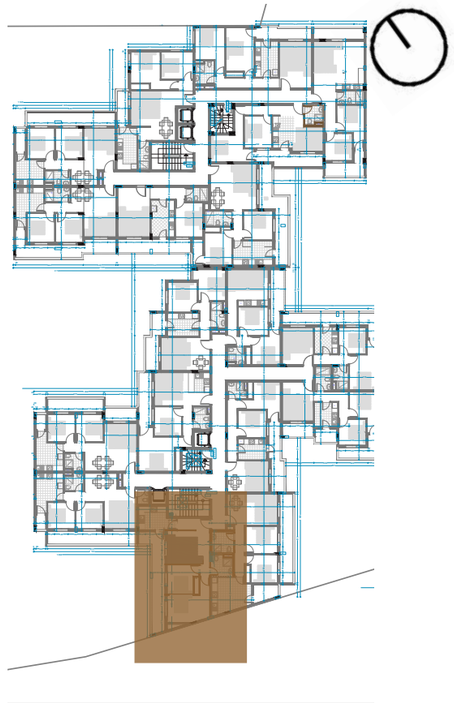


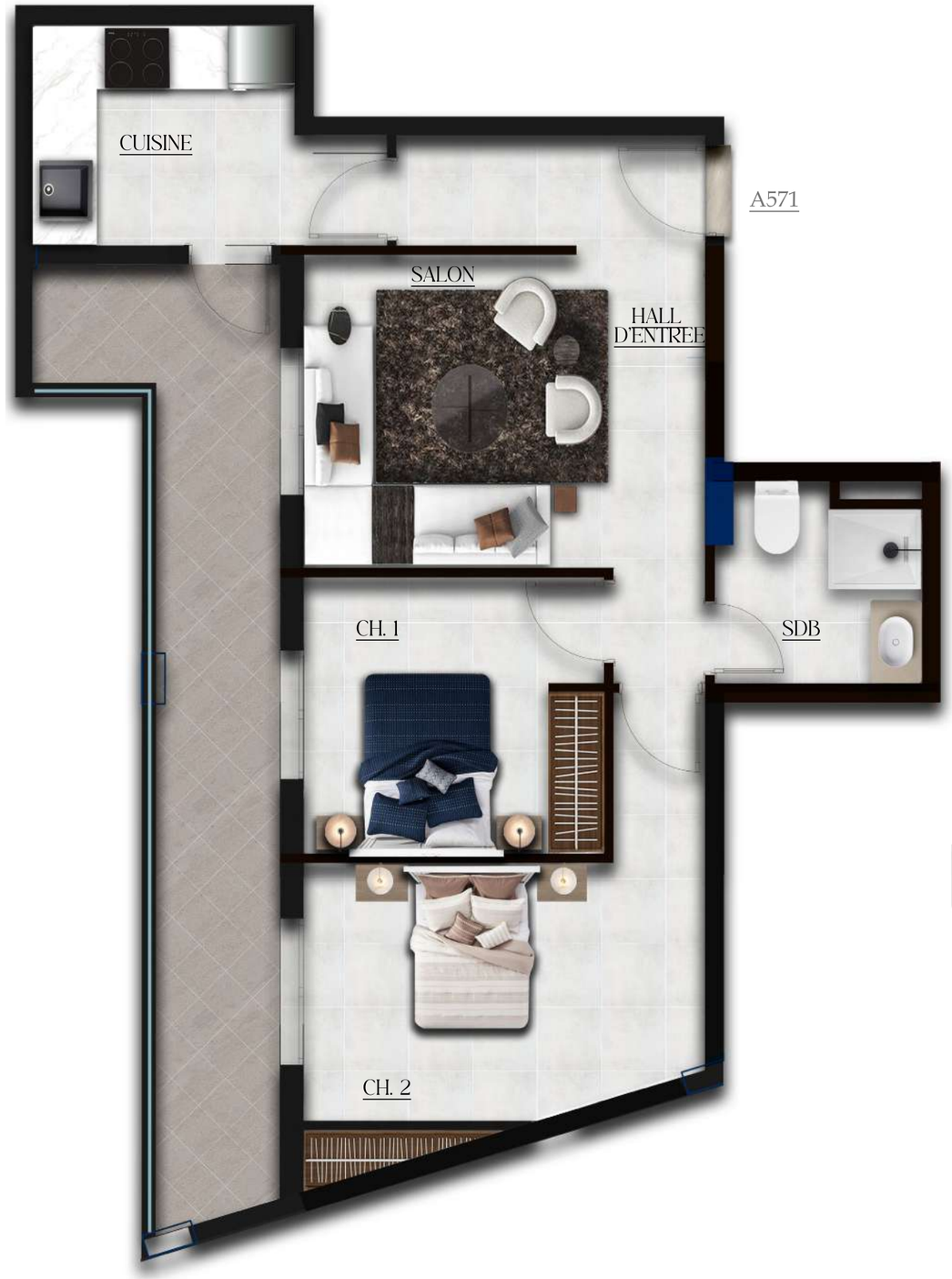
Designation	Niveau	Surface (m²)	Indication
A5110	Etage Courant	71.00	vue sur la cour intérieure

LA TULIPE

RETRAIT

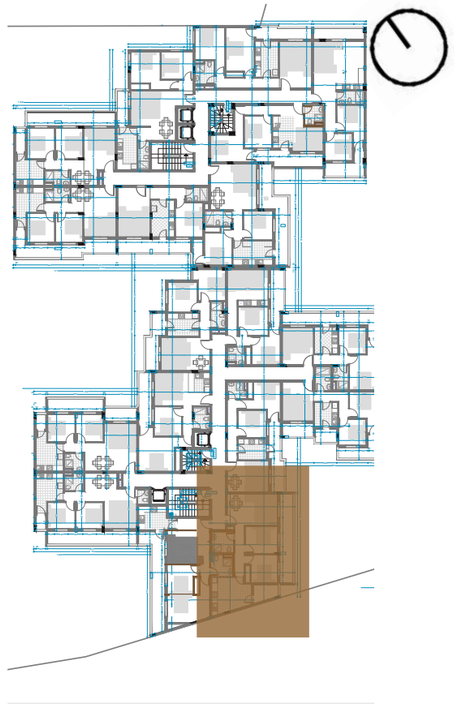
APPARTEMENTS





Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A571	Retrait	58.00	16.00	vue sur la cour intérieure

APPARTEMENTS

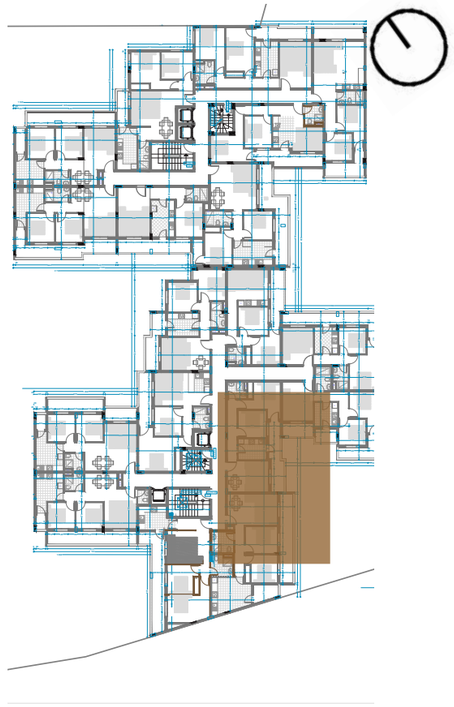




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A572	Retrait	66.00	12.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

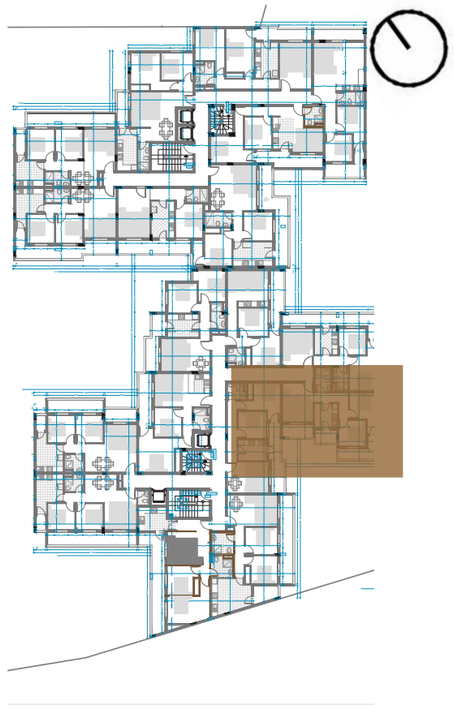




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A573	Retrait	52.00	09.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

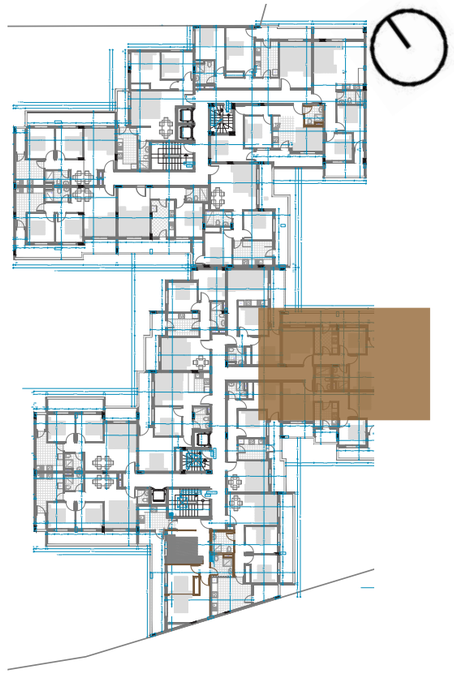




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A574	Retrait	44.00	13.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

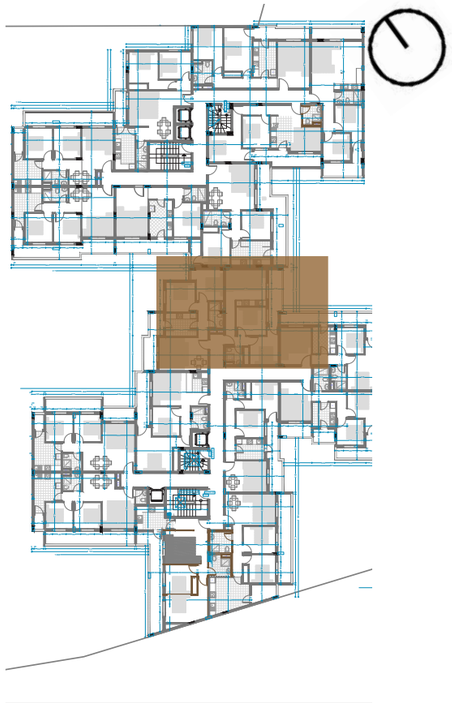




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A575	Retrait	50.00	14.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

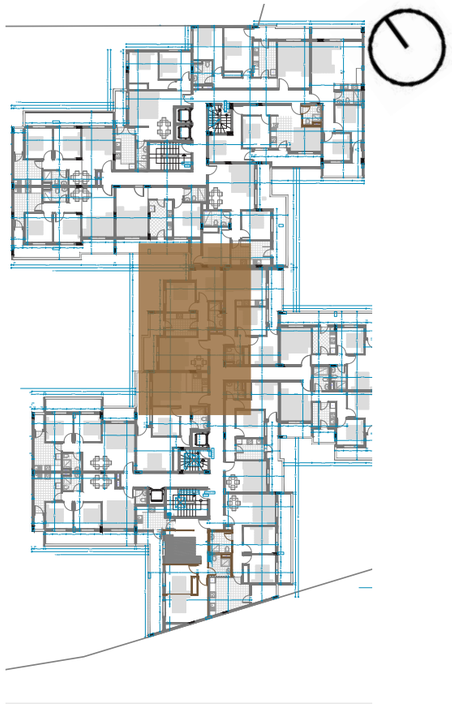




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A576	Retrait	46.00	07.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

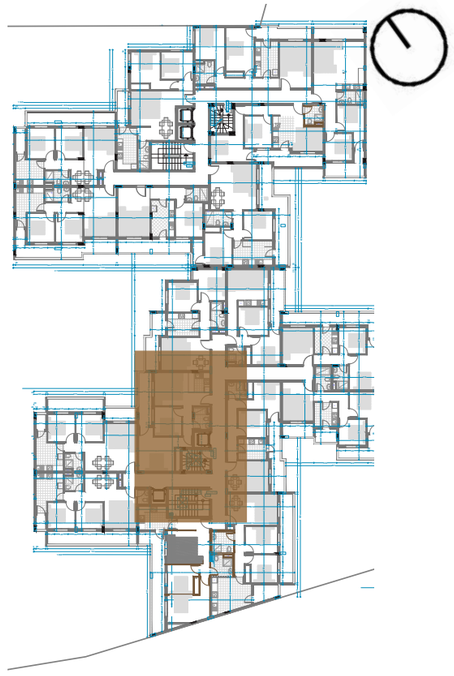




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A577	Retrait	54.00	08.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS

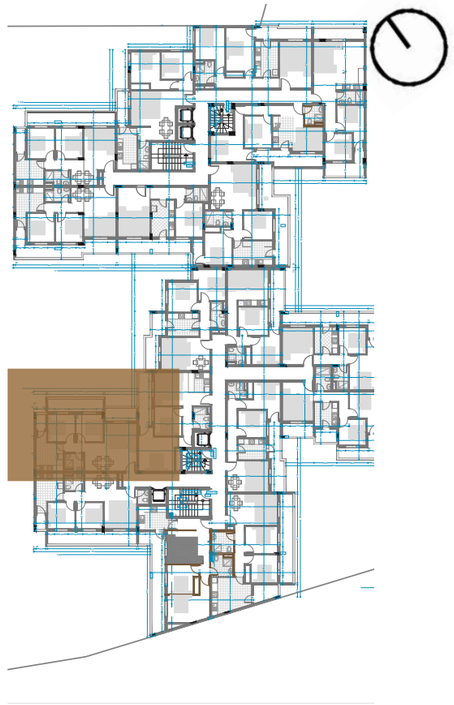




Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A578	Retrait	55.00	07.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS



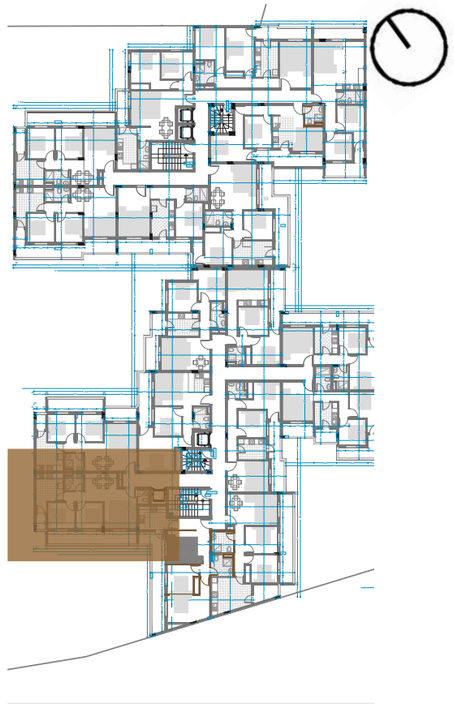


A579

Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A579	Retrait	5700	12.00	vue sur la cour intérieure

LA TULIPE

APPARTEMENTS





Designation	Niveau	Surface (m²)	S.Terrasse (m²)	Indication
A5710	Retrait	58.00	12.00	vue sur la cour intérieure

LA TULIPE

BLG
BELHAJ LILISKANE GROUPE



LA TULIPE