

MASTER DEVELOPER



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Paris 12 – Lyon-Daumesnil station

# Les Messageries

From rail site to  
low-carbon district

**LES** GARE DE LYON - DAUMESNIL  
**MESSAGERIES**



Learn more:

[espacesferroviaires.sncf.com/messageries](https://espacesferroviaires.sncf.com/messageries)

ESPACES  
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This **6-hectare** rail site will soon be a new low-carbon district with **110,000 m<sup>2</sup>** floor area, including **90,000 m<sup>2</sup>** of new construction.



**44,000 m<sup>2</sup>**  
housing



**45,000 m<sup>2</sup>**  
innovative  
workspaces



**3,000 m<sup>2</sup>**  
neighbourhood  
shops & services



**3,500 m<sup>2</sup>**  
school and  
daycare



**7,000 m<sup>2</sup>**  
reclaimed  
industrial  
buildings



**9,000 m<sup>2</sup>**  
station supply  
centre



**600 m<sup>2</sup>**  
urban logistics



**3-ha** landscaped  
area including  
**1-ha** garden

**-30%**  
CO<sub>2</sub>  
emissions

**50%**  
renewables

**10,000 m<sup>2</sup>**  
solar  
panels

**Primarily  
wood  
structure**

**Partially  
reversible  
building  
design**

**Net gain in  
biodiversity**

**50%**  
planted area,  
including 30%  
in ground

#### Master developer:

- Espaces Ferroviaires

#### Urban design team:

- Rogers Stirk Harbour + Partners
- Michel Desvigne Paysagiste
- Tolila + Gilliland
- Atelier Franck Boutté
- Ingerop

#### Building developers:

- Messenger - Lot B1: Espaces Ferroviaires
- Social housing team, including ICF Habitat La Sablière
- City of Paris: school/nursery

- Phase 1 site preparation works: **2022-2023**
- Phase 1 building construction begins: **early 2024**

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