

A photograph of three men in a modern, industrial-style textile showroom. The room features a complex black metal grid structure with wooden shelves and hanging racks of fabric. The men are standing in the center, engaged in conversation. The man on the left is wearing a light blue blazer and dark trousers. The man in the middle is wearing a dark blazer and white trousers. The man on the right is wearing a mustard yellow sweater and dark trousers. A bright yellow ottoman is visible in the foreground on the right. The background shows more fabric samples and a large window.

f.l.t.r.:
Wim van der Aa, former director of Textaafom
Mark van der Aa, general director of Textaafom
Ben Kessing, projectmanager Quadrant4

A meaningful LONG-TERM INVESTMENT

Family business Textaafoam has been internationally active in fabrics for (seating) furniture and the bed industry for over fifty years. Their beautiful new office location with logistics spaces and experience center is located in Tilburg. At a visible location on the A58. Ben Kessing, project manager at Quadrant4, supervised the realization of the building from A to Z. Together with father Wim and son Mark van der Aa of Textaafoam, he looks back.

Mark: “My grandfather started Textaafoam in 1970. I myself have been employed by the company since 2005, but I have always been very involved as a little boy. I have been general manager since 2012.”

Wim: “I started in 1976 and recently partially retired. Mark and I have been intensively involved with the new building. We wanted to know, understand and participate in decision-making. Why? Because the realization of new business premises for a family business is of great importance and is extremely fun and challenging. There is a lot of emotion in it.”

Requirements and result

Mark: “We had a considerable set of requirements. We didn’t want to be in a standard industrial area, but rather feel connected to the environment. We wanted appearance and transparency. And we wanted a sustainable, current building. Of course you build it specifically for Textaafoam, but the property must also maintain its market value. You guarantee that with flexibility.”

THE FEATURES OF LA DÉFENSE NUMBER 11

- Beautiful round experience center with glass to the ground and a view of a surf lake.
- The open connection between the warehouse and the office through the staircase leading into the hall.
- Plenty of daylight everywhere, including in the logistics areas.
- The unique facade color (because black was too hard and anthracite too blue).
- The slats on the outside: everyone thinks it is wood, but they are aluminum slats with wood grain.
- The many facilities: canteen, sports room, showers, changing rooms.



Ben: “Quadrant4 stepped in halfway through the commercial process. Together with Mark and Wim I looked at many projects in the country to get a good feel for what they wanted and what they didn’t

really helped was that the architect and the interior designer really got along. You can see that.”

Wim: “I am proud when I arrive here. The building exudes peace and confidence. It is a nice workplace for employees. Everything we dreamed of has come true.”



Managing expectations

Ben: “Mark and Wim were on top of it during the entire construction process and that’s good. My job is to manage their expectations and keep them hooked.”

Mark: “We really wanted to follow and understand everything closely. Quadrant4 has continuously provided us with all the explanations. But more importantly, we constantly pursued the same goals. Quadrant4 is next to you. That is where their added value lies.”

want. We also involved all employees in the construction and made an inventory of their wishes. The bar was set high from the start. The result is an industrial building with surprising, sustainable material choices and a unique level of detail. What

Wim: “If we started building again tomorrow, we would do it with the same team. That says enough I think.”



“What really helped was that the architect and the interior designer really found each other”

