

TAILORED INTEGRATED SERVICES



Shopping Center

Re-Leasing

GLA sq.m.
93,000

Il Centro

Promoter
Gruppo Finiper
Tea S.p.A.

Catchment area (0-30 min.)
4,2 Mln Inhabitants

Arese
Milano

Open since
2016

Units
200



Open Mall

Re-Leasing

GLA sq.m.
24,600

Piazza Portello

Promoter
Gruppo Finiper
Iper Montebello S.p.A.

Catchment area (0-15 min.)
865,000 Inhabitants

Milano

Open since
2005

Units
50



Retail District

New Opening

GLA sq.m.
14,700

Nord Est Retail District

Promoter
Sviluppo Immobiliare Nord Est S.r.l.

Catchment area (0-30 min.)
302,500 Inhabitants

Forlì

Designed by
Arch. Giovanni Gavelli

Units
10



Commercial Development Site

Asset Montebelluna
Treviso

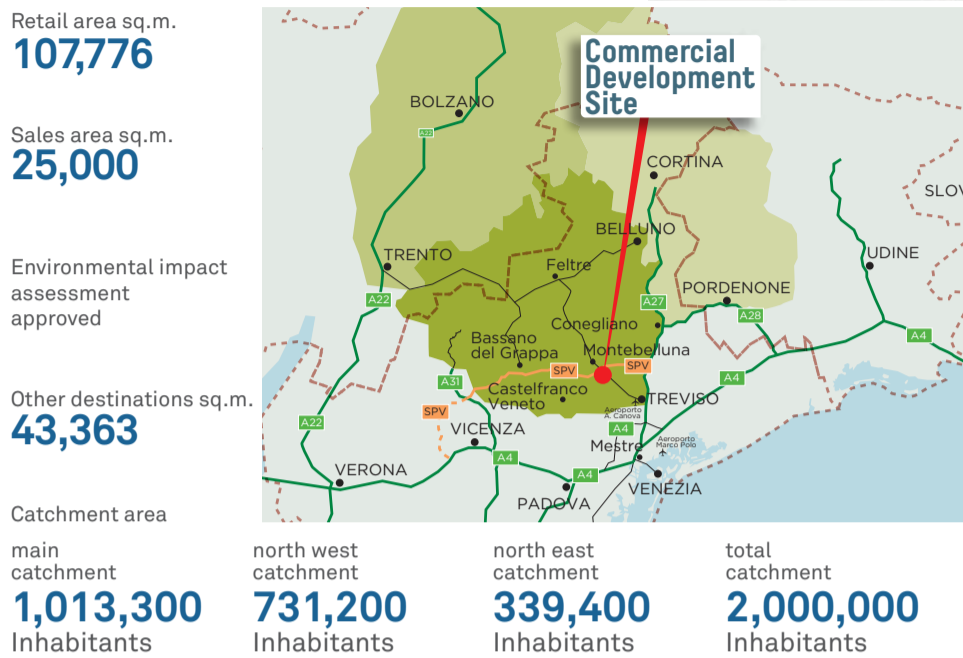
Total area sq.m.
151,139

Retail area sq.m.
107,776

Sales area sq.m.
25,000

Environmental impact assessment approved

Other destinations sq.m.
43,363



Shopping Center

Centro Commerciale Crocetta

Refurbishment Crocetta del Montello
Treviso

Open Since 1992 Multi-owned property



Total retail GLA sq.m.
5,435

Actual project:

Units
4

GLA sq.m.
3,287

1,188

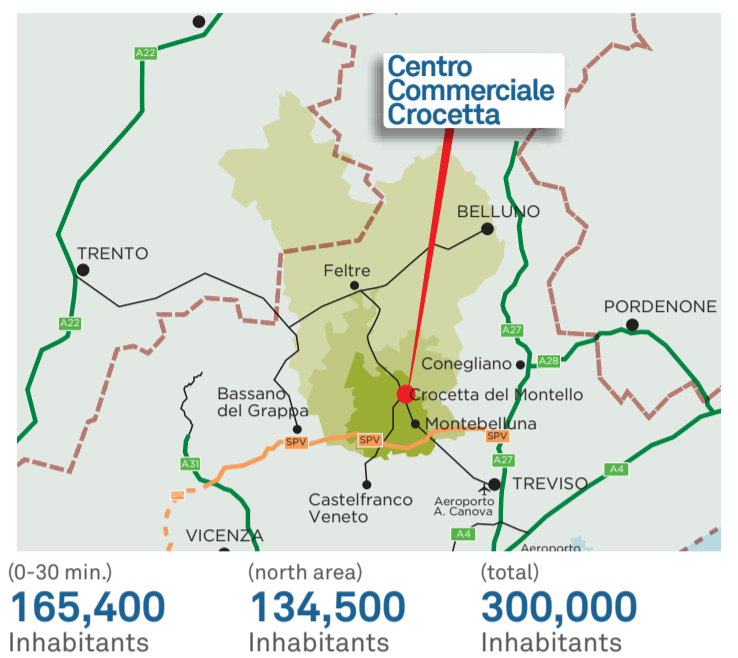
660

300

Offices sq.m.
1,100

Catchment area

(0-15 min.)	(0-30 min.)	(north area)	(total)
87,900 Inhabitants	165,400 Inhabitants	134,500 Inhabitants	300,000 Inhabitants



Retail Park

Makkani

New Opening 2024 Trento

Promoter
MAKKANI S.r.l.
MAK Invest S.r.l.

Designed by
Techplan S.r.l.



GLA sq.m.
4,700 retail
3,000 offices

Catchment area (0-30 min.)
253,000
Inhabitants

Units
6

Retail Park

Montecorvino Retail Park

New Opening 2026 Montecorvino Pugliano
Salerno

Promoter
Decathlon SA

Decathlon
Open since 2011



GLA sq.m.
13,300

Catchment area (0-30 min.)
564,000
Inhabitants

New Units
6

Urban Retail

Verdemare Shopping

New Opening 2025 Trieste

Promoter
Campo Marzio
Costruzioni S.p.A.

Mixed use



GLA sq.m.
5,300

Catchment area (0-30 min.)
230,500
Inhabitants

Units
5-9

Stand Alone

Bassano Cassola Via Capitelvecchio

New Opening 2026 Cassola
Vicenza

Designed by
SAMA Studio Architettura
Muttin Associati



GLA sq.m.
1,700

Catchment area (0-30 min.)
430,000
Inhabitants

Units
1

Retail Park

Parco Corolla

Enlargement re-leasing Milazzo
Messina

Promoter
Corolla
di Calcagno S.r.l.

Open since
2008



GLA sq.m.
42,500

Catchment area (0-30 min.)
550,000
Inhabitants

Units
61 + 7

Stand Alone

Area Fraccaro Castel Franco

New Opening 2026 Castel Franco Veneto
Treviso

Promoter
Castelfin S.r.l.

Designed by
Architetti Associati Cinel

Catchment area (0-30 min.)
602,500
Inhabitants

7,400,000
Annual vehicle traffic



Units
3

A valuable choice for your business

in new projects such as redevelopments
of existing commercial structures

Shopping Center **Centro Giotto**

Re-leasing Management

Multi-owned property

GLA sq.m. **25,000**

Padova

Open since **1989**
Regeneration ongoing by **Studio Conte S.r.l.**

Catchment area (0-30 min.) **711,000** Inhabitants

Units **70**



Shopping Center **Blue Garden**

Re-leasing Management

Promoter LAPE S.r.l. Fondo Euro V

GLA sq.m. **11,000**

Riva del Garda Trento

Open since **2015**

Catchment area (0-30 min.) **104,000** Inhabitants
6,0 Mln Tourist overnights per year

Units **33** **Food Court**



Shopping Center **Shop Center Valsugana**

Re-leasing Management

Multi-owned property

GLA sq.m. **13,500**

Pergine Valsugana Trento

Open since **2000**
Renovated by **Studio Conte S.r.l. in 2019**

Catchment area (0-30 min.) **216,500** Inhabitants

Units **54**



Shopping Center **Centrum Shopping Center Galvani**

Re-leasing Management

Promoter Consortium Centrum S.r.l.

GLA sq.m. **24,000**

Bolzano

Open since **2006**
Renovated by **Studio Conte S.r.l. in 2015**

Catchment area (0-30 min.) **239,000** Inhabitants

Units **33+Fitness Center**



Shopping Center **I Giardini del Sole**

Re-leasing Management

Multi-owned property

GLA sq.m. **28,000**

Castelfranco Veneto Treviso

Open since **1993**
Renovated in 2018 and made energy efficient in 2023 by **Studio Conte S.r.l.**

Catchment area (0-30 min.) **529,000** Inhabitants

Units **38** **Food Court**



Shopping Center **Le Centurie**

Management

Multi-owned property

GLA sq.m. **20,600**

San Giorgio delle Pertiche Padova

Open since **2012**

Catchment area (0-30 min.) **785,000** Inhabitants

Units **43**



Shopping Center **Centro Commerciale Aloa**

Re-leasing

Promoter Aloa S.r.l.

GLA sq.m. **3,000**

Santa Maria di Sala Venezia

Catchment area (0-30 min.) **700,000** Inhabitants

Units **4**



Shopping Center **Centro Nico**

Leasing e Management

Promoter Nico S.p.A.

GLA sq.m. **13,400**

Santa Maria di Sala Venezia

Refurbished in **2022**

Designed by INNOVA S.r.l.

Catchment area (0-30 min.) **700,000** Inhabitants

Units **14**



Shopping Center **Plavis**

Management Refurbishment

Multi-owned property


GLA sq.m. **6,300**

Spresiano Treviso

Open since **1989**
Renovation ongoing by **Studio Conte S.r.l.**

Catchment area (0-30 min.) **446,000** Inhabitants

Units **21**



Retail Park **Laguna Shopping**

Management

Multi-owned property

GLA sq.m. **23,000**

Jesolo Venezia

Open since **2007**

Catchment area (0-30 min.) **103,000** Inhabitants
15 Mln Tourist overnights per year

Units **26**



A tailor-made leasing strategy
turns into attractive shopping malls, parks and shopping areas,
that satisfy customers and ensure stakeholders
with long-term returns and value

REQUALIFICATION

10 projects in the last few years

Studio Conte offers an **all-round assistance** in carrying out the necessary architectural, functional and technological restyling of commercial structures built in the past, **following the complete process** including the associated energy efficiency upgrades. In the most recent project started in February 2023 at the Shopping Center I Giardini del Sole in Castelfranco Veneto - Treviso, Studio Conte designed, coordinated and directed the works for the **replacement of the air conditioning and heating systems, reducing the use of fossil energy to zero**, the installation of **new roof insulation** and the structural **works to reduce the seismic risk**, also **managing the administrative procedures for tax bonus**. For this same Center, Studio Conte was in charge of the planning and coordination of the **interior and exterior architectural and functional redevelopment in 2018**.

BEFORE

AFTER

BEFORE

AFTER



Shopping Center I Giardini del Sole

Interior and exterior architectural and functional redevelopment - 2018



Shopping Center I Giardini del Sole

Energy efficiency upgrading - 2023

Reducing CO₂ emissions in the environment by 50% and up to 99% of bacteria and viruses inside the mall

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