



StoraEnso

Partner of Stora
Enso

ByggPartner Head office

Borlänge, Sweden



With Rotväven, ByggPartner is building a new three-storey office building that demonstrates a fully timber-based workplace and a holistic approach to sustainability – from regional raw materials and industrial prefabrication to low-emission delivery to the construction site.

Located directly next to ByggPartner's existing offices, the new building will provide additional, flexible office space. The structure is being built using solid timber elements from the [Sylva™ kit by Stora Enso](#), illustrating how industrial timber solutions support modern working environments.

The project name *Rotväven* reflects the guiding idea behind the building: *Rot* (roots) represents local anchoring, knowledge grown over time and the use of regional resources, while *Väven* (the weave) symbolises the interaction of multiple stakeholders along a short, transparent value chain.

Local value creation as a core principle

Rotväven is being developed with the clear ambition to strengthen local communities and shorten supply chains. All round wood is sourced from regional forests, further processing takes place nearby, and assembly is carried out by companies with deep-rooted timber construction expertise in the region.

For ByggPartner and its sister company Dalahusgruppen – recognised not only within the ByggPartner Group but also beyond as a leading partner for timber construction design and assembly – the project represents a conscious investment in regional collaboration. Planning, prefabrication and assembly on site are closely integrated, enabling short decision paths, high execution quality and efficient construction processes.

Resource-efficient construction

The three-storey office building is based on Sylva™ CLT elements from Stora Enso, which are used for walls, floors, roofs and stairs. In addition to the glulam elements, the CLT walls provide stabilisation of the structural frame. The Sylva™ CLT elements demonstrate their performance as a scalable construction material for multi-storey office buildings.

The material use is significantly reduced through optimized element geometries, a high degree of prefabrication and the targeted replacement of steel with timber. This includes, among others, the use of hardwood dowels (dymling technique) and adapted timber fasteners.

In addition, rib panels are being installed. The CLT elements for the rib panels are supplied by Stora Enso and are further processed at Dalahusgruppen's factory in Linghed. The use of rib panels enables large spans with minimal material use and gives the interior spaces a distinctive, visible timber character.

Efficient assembly and short construction times

The high dimensional accuracy of the Sylva™ CLT elements enables fast and precise installation with reduced interfaces on site. For ByggPartner, Rotväven serves as a *'demo workshop, demonstrating efficient assembly processes, short construction time and the economic viability of industrial timber construction'*, comments Jakob Falkerby, Head of Communications at ByggPartner.

Sustainability and a global milestone in the supply chain

Rotväven follows a holistic environmental design approach and is based on a renewable, low-carbon solid timber structure.

The renewable materials company



StoraEnso

A particular milestone for Stora Enso is achieved through the project logistics:

For the first time globally, Sylva™ CLT elements are being delivered entirely by electric trucks – from Stora Enso's CLT mill in Gruvön directly to the construction site in Borlänge.

This zero-emission transport reduces CO₂ emissions, strengthens regional logistics by relying on direct, electrically powered transport from the CLT mill to the construction site. Rotväven therefore serves as a reference project not only for sustainable construction, but also for sustainable product logistics in timber construction.

Planned opening: Spring 2027

As a timber-dominant structure with reduced steel content and Stora Enso's first project with fully electric delivery of Sylva™ CLT elements, Rotväven sets a new benchmark for sustainable, locally anchored timber construction in the Dalarna region, in Sweden and beyond.

General

Delivery year

Under Construction

Building type

Office

Area (m²)

847

Storeys

3



Photo credit: [Gaia Arkitekter AB](#)

Products

Products and Services

CLT, GLT, Preinserted lifting devices, Rib Panels, Sylva™ CLT Floors and Roofs, Sylva™ CLT Stairs, Sylva360™, Temporary Membrane

Product quality

NVI,VI





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Product volume (m³)

401

Product delivery duration (weeks)

7

Number of deliveries

8

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