

Media release

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Graubünden gets a new centre of tourism in Dieni/Sedrun Andermatt Swiss Alps AG plans Dieni Resort with 1,800 beds

With the Dieni/Sedrun Resort, Andermatt Swiss Alps AG is aiming to drive tourism-related development in the Andermatt-Sedrun region. In Dieni/Sedrun, a new village district is to take shape with 13 buildings and a total of 1,800 beds in various categories with a direct link to public transport and the pistes of the SkiArena Andermatt-Sedrun (ski-in/ski-out). The Dieni Resort will boast restaurants, bars, retail spaces and leisure facilities, with an investment volume amounting to 170 million Swiss francs.

Andermatt Swiss Alps AG is intending to invest on the Graubünden side of the Oberalp Pass for the first time: in a unique location at the end of the valley in Sedrun/Dieni, the site of what is currently a car park opposite the Dieni valley station of the SkiArena Andermatt-Sedrun is to be developed with 13 buildings boasting 410 hotel rooms by 2027. Of these, 204 are planned as hostel rooms and 206 as double and triple rooms. There will also be 119 residential units that are to be sold and managed for tourism, which vary in size from studios up to 5.5-room apartments. Resort Dieni Development AG, which is owned by Andermatt Swiss Alps AG (ASA), has submitted a building application for the project.

“The Dieni Resort is a pioneering project that sets new standards in the region and in the canton of Graubünden,” says Raphael Krucker, CEO of Andermatt Swiss Alps AG. A total of 1,800 beds are planned – as well as 478 parking spaces, of which 150 will be available for guests of the SkiArena Andermatt-Sedrun. The resort also includes three restaurants, two bars, various retail spaces, and leisure facilities like a spa, bowling, bouldering, cinema, fitness and gaming. “Andermatt Swiss Alps AG is investing 170 million francs here,” Raphael Krucker continues. The number of hotel beds in the Surselva valley will thus increase by more than 20 percent.

The Dieni Resort supplements the tourist facilities in Sedrun in the segment of affordable apartments and hotel rooms aimed at families and groups, with young families and groups the main target market for the resort. With ski-in/ski-out and the alpine experience on the mountain in Dieni/Sedrun, a new centre of tourism is taking shape in the canton of Graubünden. Local mayor Martin Cavegn has this to say: “This major project is a milestone for the Tujetsch municipality and for the Surselva valley as a whole. In order to keep pace with the competition, we need new hotels and managed holiday apartments.”

The new part of the village is to be embedded in a magnificent landscape with a view down the valley and up to the mountains. The location right by the year-round Chur-Andermatt rail link and by the biggest, most modern ski area in the Gotthard region, as well as year-round accessibility by road, make this place unique. In addition, the municipality is creating a bus link between Sedrun and Dieni.

The aim for the Dieni Resort is to make construction and operation as sustainable as possible. This includes the choice of sustainable materials, but also state-of-the-art operation. The resort will be heated in a carbon-neutral way thanks to wooden pellet heating, while 50 percent of the roof surface will be fitted with 1,500m² solar panels. The developer is Resort Dieni Development AG (RDD), owned by Andermatt Swiss Alps AG (ASA), and ASA will also take care of operation along with its partner company from the Orascom Group, Orascom Hotel Management. A third partner may be brought on board as a joint venture partner.

Andermatt Swiss Alps AG is investing around 350 million francs in the core business of real estate and tourist infrastructure over the next few years with the aim of realising its vision of becoming “The Prime Alpine Destination”. In addition, 149 million francs will be spent from the partnership with Vail Resorts, Inc. The latter’s many years of experience in developing ski areas will help to improve the guest experience on the mountain with new cable cars, additional snow production and new restaurants.

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Andermatt Swiss Alps AG – Welcome home

Andermatt Swiss Alps AG, based in Andermatt, plans, builds and develops the year-round destination of Andermatt. Construction of the Andermatt Reuss facility, offering apartment buildings, hotels and chalets, has been underway since 2009. The Andermatt Swiss Alps Group owns the hotels The Chedi Andermatt and Radisson Blu Reussen, an 18-hole, par-72 championship golf course, as well as the Andermatt Concert Hall. With Andermatt-Sedrun Sport AG (SkiArena Andermatt-Sedrun, the gastro brand Mountain Food, sports shop Gleis 0, and the Swiss Snow Sports School Andermatt) and its majority shareholder Vail Resorts, Inc., a close partnership is in place for the destination’s development. Vail Resorts, the world’s biggest operator of ski resorts, and Andermatt Swiss Alps are together pursuing the vision of becoming “The Prime Alpine Destination”. At the same time, they are committed to an intact environment and a future worth living in, and to providing future generations with an exceptional home. In peak season, Andermatt Swiss Alps and Andermatt-Sedrun Sport AG employ over 1,000 people at locations in Altdorf, Andermatt and Sedrun. Andermatt Swiss Alps is 51-percent owned by Samih Sawiris and 49-percent owned by Orascom Development Holding AG.

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