



# AN ADDRESS LIKE NO OTHER

DEVELOPER : Aultun Group  
 ARCHITECT : Point Architects  
 CONSTRUCTION VALUE : \$20 million

Collins & Bates is an exclusive residential development comprising two individually styled buildings representing the very best in sophisticated living and contemporary design. The project includes 98 stunning 1, 2 and 3 bedroom residences with beautifully crafted interiors, custom bespoke joinery, crafted stone bench tops, wool carpets, engineered timber flooring, inviting bathrooms with monsoon showers, and ample storage space in a lush, leafy setting.

Aultun Group has successfully developed a portfolio of premium residential developments across Melbourne, all underpinned by a design driven vision to create enriching lifestyles and communities. Aultun's superior apartments and townhouses are located in Melbourne's most sought after locations, providing residents with a quality living environment.

Collins & Bates in Chadstone is the latest high quality residential apartment project completed by Aultun Group. The 98 residences are set across 4,000m<sup>2</sup> of well located land close to scenic walks, sports centres, playing fields, recreation areas and gyms. The apartments surround lush courtyards and the two buildings have a beautifully landscaped street frontage.

Aultun Group provided a comprehensive package at Collins & Bates which included land acquisition, design and planning, project management, construction and development, maintenance and warranty, marketing and sales through to final settlement.

The project took four years from concept planning to final settlement in December 2020. Construction began in early 2017 and 942 workers were on the site over the course of the building programme.

Managing Director of Aultun Group, Bruce Yang, said that COVID-19 presented a huge challenge. "Minimal numbers were allowed onsite and we had to implement staggered start and finish times due to site restrictions. Nonetheless, we completed the project on time which was our goal. This is a tribute to the sterling efforts of the whole Aultun team and subcontractors engaged on the site."

The initial excavation works also took some time, as excavating for the carpark levels required a high volume of earth fill to be removed.

"The location on Collins Street required careful movement of trucks and cranes moving on and off the site, particularly because of the power lines," Bruce added. "We also were considerate of our neighbours, minimising noise and dust."



Collins & Bates is a classic example of Aultun Group's dedication to their vision to create multi-residential projects that add value to existing communities. "Since our establishment in 2012, Aultun has had a passionate commitment to responsibility and integrity in all our actions, never compromising on any detail," Bruce said. "We handle all processes inhouse, from conception to completion, so we have total control over a project."

A unique feature of Aultun Group's offering is their inhouse Owners Corporation, providing management services. Along with carefully selected external partners, it allows Aultun to achieve high quality client service, value for money and efficiency.

"Using our extensive experience we strive to remain steps ahead of the industry, continuing to forecast key growth areas, new and desirable project locations and the latest market trends," said Bruce.

"Our approach is to constantly analyse what our customers want in terms of lifestyle and living spaces. We cater to those who are taking the exciting step of owning their first home, those who are down-sizing and savvy investors."

Civil works have recently commenced on Aultun's Haven Townhomes in Keysborough, which consist of three and four bedroom designs.

In January 2021, civil works will commence on Sixth Avenue in Chelsea Heights which will offer 58 townhouses consisting of two, three and four bedroom designs.

For more information contact Aultun Group, 106-108, 424 Warrigal Road, Heatherton VIC 3202, phone 03 9551 7959, email admin@aultungroup.com.au, website www.aultungroup.com.au

# A ROCK SOLID VISION

Liquid Rock Constructions is at the forefront of the concrete business in and around Melbourne, with a combined 50 years experience in residential, industrial and commercial concreting services. The company's success is evidenced by the long list of repeat clients who know they can be totally assured of meticulous attention to any concreting assignment.

Directors of Liquid Rock Constructions, are skilled operators who can undertake excavation, formwork, steel fixing and concrete supply, placement and finishing. Liquid Rock's reputation won them the



concrete services contract at the exclusive Collins & Bates residential development in Melbourne's Chadstone.

Liquid Rock delivered the complete concrete structure beginning with a detailed excavation, then inground footings, all formwork, reinforcing and concrete placement with post tensioning.

"As this was a design and construct contract, the design was being changed as we progressed so our inhouse engineers provided solutions to keep the project on time and on budget. We placed upwards of 5,000m<sup>3</sup> of concrete, with up to 100 of our staff and some specialist subbies involved at the peak of activity."

Anticipating possible problems during construction is one of Liquid Rock's strengths, utilising their inhouse engineering design team and onsite experience to find solutions before they become a major issue. This is accompanied by clear communication with the builder and client. "We provide a project manager, contracts administrator and OH&S manager on every project. In addition, the directors will oversee the work to ensure the client receives an exceptional result."

The capacity to undertake several large projects concurrently is one of Liquid Rock's unique market offerings. The company is working with Kane Constructions at the present time on a major project at Melbourne University over three buildings including the new Student Precinct.

For more information contact Liquid Rock Constructions, 252 Wickham Road, Moorabbin VIC 3189, phone 03 9555 4567, email [info@liquidrock.com.au](mailto:info@liquidrock.com.au), website [www.liquidrock.com.au](http://www.liquidrock.com.au)



# DELIVERED WITH PRECISION

Nero Electrical Solutions is a dynamic electrical contracting business which has been on a rapid growth path due to their reputation for delivering the highest quality craftsmanship with great precision. Based in Melbourne's south east suburbs, Nero Electrical Solutions completed all electrical and communications requirements across 98 residences at the Collins & Bates luxury apartments.

The Nero team completed all lighting and power including external lighting, cable tray and supports, reticulation, access control, individual meter boards, the main switchboard and the distribution board.

"We also installed intercoms, data facilities and communications including lightning broadband works, fibre and splicing, solar supply and installation, CCTV, security systems and all temporary construction wiring, including the crane, for the course of the project," said Director, Peter Floros.

Founded by Peter and fellow Director, Jim Vlahos in 2013, Nero Electrical has built a team of 25 skilled professionals and at the peak of activity at Collins & Bates, 10 team members were onsite. "Apart from COVID-19, our main challenge was to keep up with the pace of construction across a large site footprint," Peter said. "We devoted whatever resources were required during the 14 months on the job to ensure we met our commitments on time and within budget, always delivering to the highest quality standards."



Peter and Jim focus on building strong industry relationships based on the values of honesty, integrity and respect, supported by a strong work ethic and reliability.

Nero Electrical Solutions has completed an impressive portfolio of projects in residential, commercial, aged care, medical and education construction, as well as fitouts, including extensive work at Monash University and Stages 1 and 2 at Albert Park College.

For more information contact Nero Electrical Solutions, PO Box 1032, Huntingdale VIC 3166, phone 1300 116 376, email [info@neroelectrical.com](mailto:info@neroelectrical.com), website [www.neroelectrical.com](http://www.neroelectrical.com)

