

SAVVY SOPHISTICATION

DEVELOPER : Silverstone Developments Pty Ltd
MAIN CONSTRUCTION COMPANY : Blackwatch Projects Pty Ltd
ARCHITECT : Mode Design
ENGINEER : Lambert and Rehbein
PROJECT VALUE : \$55 million



Sassari Apartments is a \$55M sophisticated boutique riverfront development located in Brisbane's West End consisting of 94 environmentally friendly luxury apartments.

Nestled on the banks of the Brisbane River in culturally savvy West End you'll find 94 of the most sophisticated boutique and environmentally friendly apartments on offer today. Sassari is a riverfront development that successfully delivers luxury apartments with generous floor plans, well designed flow and high end finishes.

Sassari Apartments is the latest development by Silverstone Developments Pty Ltd and built by Blackwatch Projects Pty Ltd, one of Brisbane's leading privately owned, mid-tier construction companies. Founding Managing Director Darren Lucey has been actively involved in delivering landmark commercial and residential projects in Queensland since the early 90's with Brad Anderson, who manages the construction team and Compliance Manager Denis Nowland having more than 50 years of experience in delivering commercial, residential, retail and industrial projects throughout the region.

Blackwatch Projects focuses on innovative and quality mid-sized commercial and residential projects from \$1 million to \$150 million. Their clients include state and local governments, property developers, community organisations and commercial developers.

The Sassari Apartments are a mix of one and two bedroom apartments over seven levels and offers river and city views. Due to the project's close proximity to the Brisbane River, extensive environmental protection measures had to be taken to ensure construction had no detrimental impact on the surrounding area or the iconic Brisbane River. These measures included a number of environmental aspects such as air emissions, liquid and solid waste, storage of hazardous materials, water usage, energy usage, noise and waste-water discharge.

Blackwatch Projects prides itself on using carbon conscience materials and construction practices to minimise the environmental impact of their work. "A full-time Health Safety and Environmental Coordinator is based on-site for the duration of a project, to ensure compliance with both Safety and Environmental legislation," said Denis.

The apartments have been designed to maximise available floor space and create a harmonious flow throughout with ample

natural light. Residents can also enjoy the sky deck, pool and BBQ entertainment area day or night. Every apartment offers Blackwatch Projects' trademark high quality finishes with no defects.

"We have a limit on the number of projects we accept each year," informed Brad. "This enables us to deliver on our promise of quality construction, timely delivery and customer satisfaction. A member of the Senior Management Team is accountable and in direct contact with the client on every project." The majority of their work is repeat business from a select client base through consistently delivering exceptional results for their clients, regardless of project size.

Blackwatch Projects specialises in a number of delivery methods, including design and construct, lump sum and construction management. The Design and Construct delivery method is becoming increasingly popular across the Blackwatch client base.

"We create specialist teams for every project from leading architects in their field to interior designers, consultants, planners and construction crews," said Denis. "This ensures we can add value for our clients, particularly through the design phase of each project."

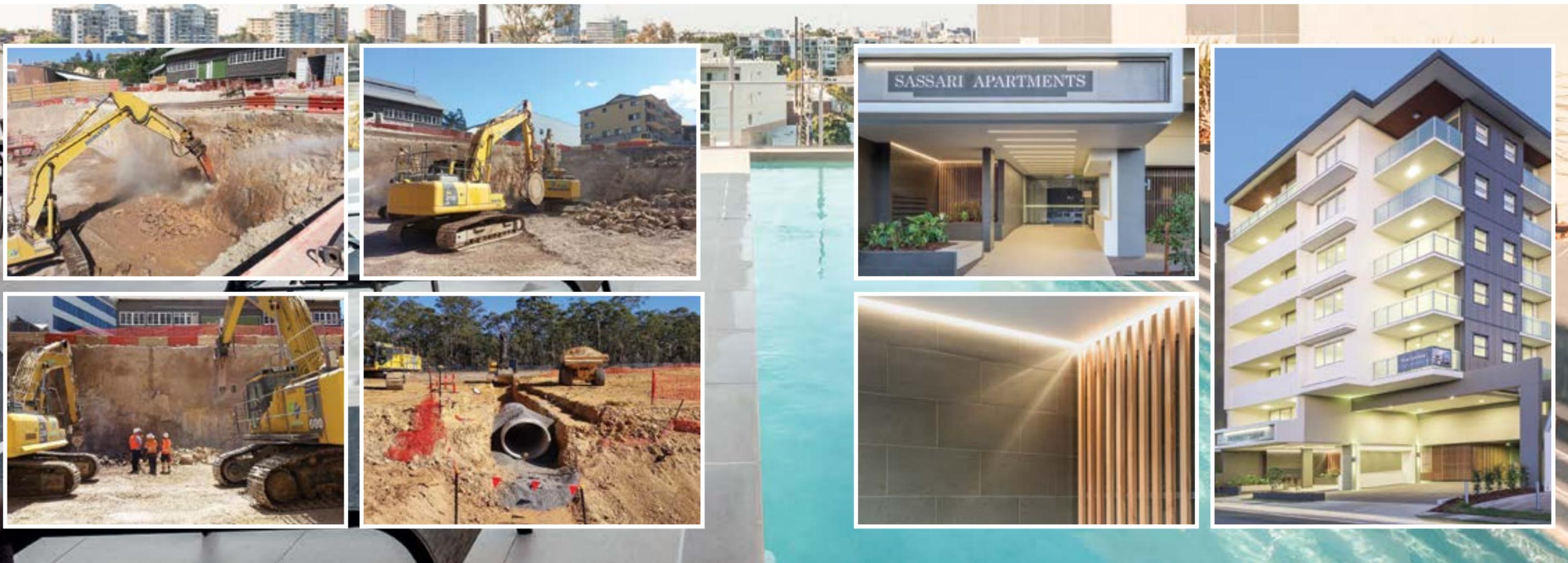
Blackwatch Projects comprehensive services, include conceptual design, town planning, architectural design, construction documentation, construction and project delivery. As the company undertakes a high percentage of design and construct projects, the team is fully informed on town planning, building regulations, design solutions and authority requirements which allows them to pro-actively work with the client to ensure the most efficient delivery.

From an innovative building design through to construction, Blackwatch Projects can tailor the perfect package to suit the versatility and viability of any project. The company have successfully delivered a diverse range of construction projects for both private sector and Government clients.

For more information contact Blackwatch Projects Pty Ltd, 18 Maud Street, Newstead QLD 4006, phone 07 3216 0533, fax 07 3216 0558, website www.blackwatchprojects.com.au

Below G&H Plant Hire provided specialist plant hire machinery to Sassari Apartments.

Below Project Lighting & Electrical provided high quality electrical and network fit outs to automation and security services on The Sassari Apartments.



Quality, dedication, understanding, providing specialist plant hire machinery and a commitment to achieving social, economic and environmental sustainability is second nature to G&H Plant Hire. This ensured they were part of the dedicated team working on the luxury Sassari Apartment development in trendy West End on the Brisbane River.

Spanning the residential, industrial, commercial and infrastructure sectors G&H is a diversified civil construction, demolition and plant hire company. They're well known for having the highest level of business integrity and expertise in equipment, resources and technology. Their innovative processes have enabled them to complete even the toughest construction project.

"Our dedication to quality and excellence, coupled with our knowledge of the intricate issues that surround the industry, ensure that a high level of competency in all areas of project operation and management is achieved on every job, every time," said Pdraig Haskins. "Our extensive project experience, exceptional teamwork, innovative methods and national reach continue to set us apart."

Their plant hire division has a comprehensive range of new specialised plant and machinery for hire from 5 tonne to 60 tonne earthmoving

equipment, screeners and dumpers, many with the latest GPS modelling. "We specialise in the dry/wet hiring of plant to the building, mining and civil engineering industry," said Pdraig. "Our industry experience will match the best equipment for your project needs. Our people thrive on challenge—working together to deliver consistent value to all our clients."

The G&H fleet also offers a transportation service ranging from 7.5 tonne Beaver Tails to 80 tonne Low Loaders, 5 tonne to 80 tonne Heavy Excavators and Zero Tails, Skidsteer Loaders, Benford & Thwaites Straight-Tip, Swivel-Tip and Tracked Dumpers that are durable in all aspects of material handling.

From excavation to landscaping, demolition to civil, moving material for concrete pours, debris removal, or transporting spoil in or out of tight workspaces, G&H have a modern fleet to suit every requirement.

For more information contact G&H Plant Hire, 243 Stapylton-Jacobs Well Road, Stapylton QLD 4207, phone 07 3382 7598, website www.gandh.com.au

With more than 30 years experience in the electrical industry, award-winning Project Lighting & Electrical (PLEQLD) Pty Ltd outshone their competitors. Experienced in residential, commercial, retail and industrial electrical work and smart solutions the qualified and capable PLEQLD team provided quality, innovation and service.

"We cater to all size projects and requirements, from small multi-residential jobs to large-scale commercial projects," informed Trent Ridings, PLEQLD CEO. "My skilled team provide our clients with the highest quality electrical products and services available."

Sassari Apartments is an eight level luxury apartment building with generous floor plans, a well-designed flow and high end finishes. Due to the apartment's close proximity to the Brisbane River, extensive environmental protection measures had to be taken.

At Sassari PLEQLD provided high quality electrical and network fit outs to automation and security services. "This project has the latest and greatest on offer from the lobby right through to every apartment. There's a 90% energy efficiency rating." Trent enthused. "It was wonderful being involved in such an innovative development."

PLEQLD offer a range of services tailored to every need for the office, shop or factory fitout; mains and switchboard upgrades; data, telecommunications and network cabling; office, shop or home automation; smart wiring; lighting installations; security and garden lighting, dimmers and fans; circuit wiring and rewiring; smoke detectors; power points, 3-phase electrical, safety switches, surge protection, tag and test, electrical safety inspection and more.

PLEQLD has vast industry experience in most electrical and data systems. They take pride in their work and the products they supply, along with the highest services available. Putting it simply—they care about their customers and their needs.

For more information contact Project Lighting & Electrical Pty Ltd, Level 18, 333 Ann Street, Brisbane QLD 4000, mobile 0430 103 107, fax 07 323 1200, email trent@pleql.com, website www.pleql.com