



DEVELOPER : Sekisui House Australia Pty Ltd
MAIN CONSTRUCTION COMPANY : Parkview Group
ARCHITECTS : TURNER
CONSTRUCTION VALUE : \$94 million

AN EYE FOR DETAIL

The Address Wentworth Point – Savannah, comprises 281 premium units across 21-levels in three separate buildings. The development includes a concierge service, gym, a private courtyard and indoor pool, set around a green spine that connects the community to the harbour foreshore, cycle paths and walkways.

Sekisui House is the owner/developer at the helm of The Address at Wentworth Point – Savannah, a residential apartment block of 281 premium units across three separate buildings. The complex includes one, two and three bedroom apartments as well as penthouses, a private courtyard, barbecue facilities, a concierge service, gym and private indoor pool. They are set around a green corridor, which connects residents to the harbour foreshore cycle paths and walkways.

The Address Wentworth Point site comprises four projects totalling 996 apartments with the third stage being Savannah. The first stage was launched in June 2013, while Savannah was completed in November 2016, and the final project, Taiga, will be ready for occupation later this year. A team of 10 staff consisting of development managers, sales and marketing managers, project managers and administration worked together on the project for about 18 months.

“At the site we were landlocked with two other occupied buildings on either side, so our access was restricted to moving down the side of the site. There wasn’t as much space as we would have liked for construction. We maintained clear communication with the community already living on the site with relevant and regular updates,” said Marketing Officer, Louisa Gocking.

“The other challenge we faced was Savannah being built on a shallow water table. We wanted to ensure the basement level was raised rather than excavating below the water table. These construction challenges were overcome during the design process where it was determined that elevating the basement carpark and wrapping the apartments around it would offer the best solution as opposed to proceeding with deep soil excavation which would have resulted in water management complications.”

Founded in Japan in 1960, Sekisui House has built more than two million homes globally making it one of the fastest growing home builders and community developers. It has more than 10 major developments in the

pipeline. They have more than 23,000 staff worldwide including two Australian offices; Sydney and Queensland.

“Because of our Japanese origin, we have a sharp eye for detail in particular for quality and excellence of our design philosophy,” said Louisa. “We focus on building and developing whole communities not just houses. Our team of consultants and industry experts design the whole estate and from day one we sit together and work out what the masterplan for the community will look like.”

A common misconception in our industry is that developers offer poor after-sales service, she said. “We aim to achieve high customer satisfaction from the initial inquiry through to the settlement process and beyond. With all of our developments we continue communications well after settlement, such as through social media platforms and a program called BuildingLink where people can log on if they have concerns and see what’s happening around the development.”

Since 2001, the company has planted more than 11 million trees around the world. “Our commitment to the environment is very important to us. We have to consider the wider community impacts,” she said. Sekisui House also contributed to the \$60 million cost for the first privately funded bridge in Sydney, the Bennelong Bridge, which connects Rhodes and Wentworth Point.

Sekisui House has also made its mark in contemporary times with the renowned Central Park development in Sydney it completed with Frasers Property Group. Central Park is on the Frasers Carlton United Brewery site and features spacious apartments, a thriving retail precinct, large public park, \$8 million public art collection and 58 hectares of futuristic, sustainable architecture and lush gardens.

For more information contact Sekisui House, Ground Floor, 68 Waterloo Road, Macquarie Park NSW 2113, phone 02 8817 1400, email customer@sekisuihouse.com.au, website www.sekisuihouse.com.au



APOLLOKITCHENS

For, “The Address” at Wentworth Point – Savannah project, a leading operator, Apollo Kitchens, supplied and installed kitchens and bathroom joinery from to its usual exacting high standards.

Each kitchen features stone benchtops, soft-close draws and polished chrome fittings. The bathrooms were designed and installed in line with the kitchens. “The modern kitchen design contains several standout features including fresh two-tone veneer finish cabinets and island. We installed non-adjointing, hanging wall cabinets housing the range hood, adding to the aesthetics of this quality kitchen design,” said CEO, Peter Bader.

Apollo Kitchens assigned two teams to manage and install joinery over a four-month period. Delivering the cabinets for the kitchens into the high-rise was not a problem for this experienced company. It came down to logistics. “We had to work out what is best for the project by maximising the number of cabinets delivered to site and alleviate pressure on the site managers and operators.”

“Due to the tight access points, the delivery schedule was paramount to the project’s success. We had stringent coordination with the site manager to allow for the kitchens to be installed rapidly,” he said.

The kitchen range hood is encapsulated in a floating wall cabinet with v-grooves to create a traditional country style in the midst of a modern kitchen. This cabinet required creativity to suspend the cabinet and support the range hood. The doors are handle-less and the breakfast bars are layered with 50mm thick veneer panels at each end to produce a high quality finish. “Our manufacturing division used a unique process to achieve quality and uphold the style of the intended design,” said Peter.

The bathrooms were also designed in line with the kitchen, incorporating v-groove panelling behind shaving cabinets and open shelves. The bathroom also featured polished chrome fittings and stone benchtops.

Apollo Kitchens was established in 1968 and will celebrate their 50th year of servicing Australia next year. It is a leading kitchen design and manufacturing company of choice

with four manufacturing plants between Sydney and Newcastle as well as showrooms in around New South Wales. They have the capacity to deliver and install high quality kitchens with a high degree of customisation. Their inhouse design team keep up-to-date with global trends.

“With a reputation built on innovative and flexible design, expert craftsmanship and exceptional service, we have become the kitchen company of choice for countless home owners, interior designers, builders and commercial developers,” said Peter, who is a member of the HIA’s Kitchens & Bathrooms Committee.

By mid 2017 Apollo Kitchens will open a new high-tech factory to boost their capacity by an additional 400 kitchens a week. The new factory and head office will allow the company to continue its high quality offering including larger-volume projects.

“The new facilities will complement our stone, paint and other cabinet manufacturing plants in New South Wales. This is an exciting new chapter for Apollo Kitchens and the industry will benefit immensely from this project as it will be able to produce customisable joinery at high volumes. It will set a new benchmark for Australia and the joinery manufacturing industry,” said Peter.

Apollo Kitchens has manufactured and installed joinery for Royal Shores at Ermington, DNA Apartments in Camperdown, Lumina in Ashfield, Harbour Mill in Pyrmont and Urban Apartments in Camperdown.

Apollo Kitchens is currently completing Taiga at Wentworth Point, Jewel at the Ferry Terminal, The Mint in Willoughby, Aurora Apartments in Homebush, Skyrise in Parramatta and Lake Promenade in Rouse Hill Town Centre. Apollo Kitchens will commence Arlington Grove in Dulwich Hill shortly.

APOLLOKITCHENS

For more information contact Apollo Kitchens, 120 Long Street, PO Box 2558, Smithfield NSW 2164, phone 1300 90 80 90, email sales@apollokitchens.com.au, website www.apollokitchens.com.au

Below Australian Cladding Specialists manufactured and installed the aluminium composite panels.



The Address Wentworth Point – Savannah, New South Wales



More than 7,000m² of aluminium composite panels were installed for the Savannah project at Sydney's Wentworth Point. Based in Chipping Norton, Sydney, Australian Cladding Specialists manufactured the panels in their 1,500m² factory featuring the latest high-tech machinery.

"We fabricated, cut, bent, grooved and installed the finished aluminium composite panels. It's a standard wall cladding system used on major projects. The panels had complex patterns, which took a bit for our engineers to design. There were random patterns, different sized panels and the design meant a lot of lines were not in a straight grid like pattern, as often is seen on buildings of this size. It made for a very interesting design and look," said Director, Carsten Prien. "When we install our façade cladding, we water test them to check for leaks. These were extremely watertight. 100%. That's hard to achieve, but we did that by paying attention to detail and doing it correctly the first time, and not rushing through."

Carsten set up the company with Co-Director, Claus Maarschalk about three years ago. They have more than 50 years combined experience in the Australian business world, and more than 27 years experience in the cladding industry.

"We had about 14 staff work in our factory manufacturing the panels for the Savannah project and another 14 onsite in the peak periods, plus our engineers in the office working full time on this project, to supply drawings for the factory to fabricate," he said. Our biggest challenge was keeping up with the program to finish a floor each week, as the scaffolding was being moved up by the main contractor, Parkview.

As well as supplying and installing aluminium composite panels, Australian Cladding Specialists also offer terracotta panels, sandwich panels and Colorbond cladding. "Our focus is to go well beyond our clients' expectations by delivering a higher standard of work while adhering to our commitment to safety," he said.

Since completing the Savannah project, ACS has picked up two larger contracts with the same builder, Parkview. Iconic projects that ACS has completed include the Uniqlo clothing store in Surfers Paradise and the Meriton serviced apartment building in North Sydney.

For more information contact Australian Cladding Specialists, Building 207, Suite F1, The Entertainment Quarter, 122 Lang Road, Moore Park NSW 2021, phone 1300 930 889, email info@aucs.com.au, website www.aucs.com.au