

COLOUR OF LIVING

DEVELOPER : Grocon

MAIN CONSTRUCTION COMPANY : Probuild Constructions

ARCHITECTS:

APARTMENT TOWER & FACADES : Studio505

WINTERGARDEN : ARM Architecture

LANDSCAPING : Rush Wright Associates

HERITAGE FABRIC : Lovell Chen

PROJECT VALUE : \$110 Million

The \$110M Bouverie Street Apartment's cascading waterfall inspired façade houses 225 apartments across 22-levels. Featuring a colourful finned facade, Bouverie Street has five boutique retail outlets, a rooftop garden with outdoor cinema and shared entertaining areas providing expansive views.

Bouverie Street Apartments is the second consecutive project completed by national tier-one builder Probuild at Grocon's Swanston Square Precinct in Melbourne. Located in the former Carlton United Brewery site at the top end of Swanston Street, this unique project has quickly become an iconic addition to the city's landscape.

Retaining and refurbishing the historical bluestone walls of the former Ale Store on Bouverie Street, the apartments have been built to enhance city lifestyle for the newest residents to the precinct. The 22-level apartment building is a mixed-use development comprising of 225 one, two, three bedroom apartments, two large townhouse apartments and five retail tenancies across Levels 1 and 3.

The architecturally daring façades of the building touch each individual apartment providing them all with their own identity. The west-facing apartments sit behind a cascading waterfall-inspired façade, made up of coloured aluminum fins affording shade and a refuge from the hot afternoon sun to the residents inside. The east-facing apartments are delivered with a bright and playful selection of colours and patterns to animate the façade while also providing stretching views down Swanston Street to the Shrine of Remembrance.

A rooftop garden with outdoor cinema and a shared pavilion allows for a functional and entertaining lifestyle, while also providing expansive views to the Docklands and across the west of Melbourne.

Finally in order to appropriately integrate the Bouverie Street Apartments into the wider Swanston Square precinct, Probuild built a bespoke glazed steel Winter Garden to connect into the previously constructed Swanston Square building and provide a beautiful hidden garden between the

two buildings. The Winter Garden is a feature of the precinct and pointed with nine architectural glazed steel portals that interconnect to create a cellular like structure covering the hidden yet active space below.

The recent completion of this project further solidifies Probuild's continued relationship with the site's developer Grocon and provides another dramatically striking addition to Melbourne's skyline.

For more information contact Probuild, Level 10, 580 St Kilda Road, Melbourne VIC 3004, phone 03 9539 5063, fax 03 9693 8233, email vic@probuild.com.au, website www.probuild.com.au



EYE-CATCHING DESIGN

Bouverie Street Apartments, added the finishing touches with the Vision range.



Our Vision range of levers is the perfect fusion of innovative engineering, eye-catching design and durability. Produced to meet the aesthetics of any building, the Vision Range is also available with an integral privacy button, designed for bathroom and bedroom door applications. Available in Satin Chrome, Bright Chrome and Black.

1800 675 411
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UNIQUELY VISIONED

Steelvision is a Victorian business offering a whole solution from design-to-install architectural metalwork and glazing, secure architecture for prisons and structural steel.

“We specialise in the impossible, very unique designs in steel and glass,” said David Gooley, who co-founded the company five years ago with John Chaponnel.

Steelvision was responsible for the large structure over the Winter Garden section of the Bouverie Street Apartments in Carlton, inner Melbourne. It is a large glass canopy flanking a steel structure that links the two buildings beautifully.

The company began working with the designers early in 2015 and installed the work last year.

The structure is made up of individual portals that are in effect welded steel boxes and each portal weighs 10 tonne. “We made each form in segments with effective spigot and socket connections. All the fixings were countersunk, covered and the base bogged and grounded smooth,” David says. The effect is a smooth structure that looks like

one seamless piece with no visible joints. It measures 14m high and 12m wide and butts up between the two buildings.

Steelvision manufactured the steel, sourced the glass and used their labour and expertise to install the structure. Challenges included the patience and logistics to bring in the pieces and fit them together using a crane.

David said it's one of the most iconic projects Steelvision has created to date.

“The Winter Garden was our third project for Probuild. We're moving onto our fourth project with them now, they are an excellent client,” David said.

Steelvision also offers services for the prison system including prefabricated prison cells, blast-proof doors and windows, and cell doors and windows.

For more information, contact Steelvision, Unit 3, 270 Lower Dandenong Road, Mordialloc VIC 3195, phone 03 9580 8700, email admin@steelvision.com.au, website www.steelvision.com.au

THINKING OUTSIDE THE SQUARE

Squarecon Pty Ltd specialises in all type of acrylic render/solid plaster and polished plaster. Having worked in construction for 20 years their knowledge and hands on attitude made them take charge of rendering works on the heritage listed Carlton & United Breweries Bluestone façade on Bouverie Street and 22-level high-rise apartment building with 225 apartments.

“Eight of its 13 staff worked on Bouverie Street Apartments in the six months to January 2016,” said Squarecon Director, Vukan Jarcevic.

His staff repaired and replaced render, intricate cornicing and mouldings, up to 15m long x 300mm wide, on the heritage façade and interiors to match the profiles and colours. That was tricky, but

persistence and checking in with the architect and the builder ensured a great results.

“The builder was very organised and that helped us achieve the results for the job on time and on budget,” said Vukan.

Squarecon also recently completed rendering works on a neighbouring building at Swanston Square and, at Docklands, the Tower 6 project. It’s now working on Tower 10.

For more information, contact Squarecon Pty Ltd, 22 Myross Avenue, Ascot Vale VIC 3032, phone 03 9326 0995, mobile 0409 937 831 email contact@squarecon.com.au



JOINING THE PIECES TOGETHER

Continuing its long relationship with Probuild Construction, Tier One Interior Joinery manufacturer IJF Australia collaborated on Bouverie Street Apartments comprising 225 units over 20 levels.

Established in 1964, IJF is privately owned and operated and concentrates on large scale apartments, hotels, hospitals, aged-care, student accommodation and office fitouts nationwide.

Ten installers and support team were engaged on Bouverie Street which included kitchen cabinetry, shaving cabinets and vanities, front-framed wardrobes as well as feature joinery to lift lobbies and roof-top BBQ areas manufactured from IJF’s factory in Adelaide and associated overseas manufacturing partners.

IJF recently completed manufacturing and installing extensive joinery for Royal Adelaide Hospital for HYLIC and is currently working with Mirvac Group in Melbourne and Sydney and numerous projects for Probuild Constructions and Lend Lease in Melbourne.

For more information contact IJF Australia Pty Ltd, 41-43 Cormack Road, Wingfield SA 5013, phone 08 8349 7400, Peter Liebmann email peterl@ijf.com.au, website www.ijf.com.au

