

A FUSION OF INNOVATION AND LIVABILITY

DEVELOPER: TP Dynamics
MAIN CONSTRUCTION COMPANY: TP Dynamics
ARCHITECT: AMC Architecture
PROJECT VALUE: \$30 million



G+ in Giralang offers modern 1, 2, and 3-bedroom apartments designed for comfort and sustainability. With eco-friendly features, secure underground parking, and smart technology, the project supports a greener lifestyle, and modern convenience in a well-connected location.

TP Dynamics has once again raised the bar for urban living with the G+ Apartments project, a thoughtfully designed residential and commercial development set in Canberra's northern suburbs.

Combining bold architectural form with functional design, this landmark project stands as a testament to TP Dynamics' commitment to delivering innovative and sustainable builds that cater to both residents and the broader community.

"We're proud to have delivered a project that sets a new standard for multi-residential living while meeting the evolving needs of the community," Robert Porter, Project Manager at TP Dynamics.

The G+ Apartments project encompasses 50 spacious residential units, eight retail tenancies, and a split-level basement car park. The scope extended beyond the development to include the external landscaped precinct, dedicated car parking bays, and an upgraded drop-off area for the neighbouring Giralang Public School.

What sets G+ apart is the striking curvature of the building's façade, which complements the natural flow of Canopus Crescent. Double-

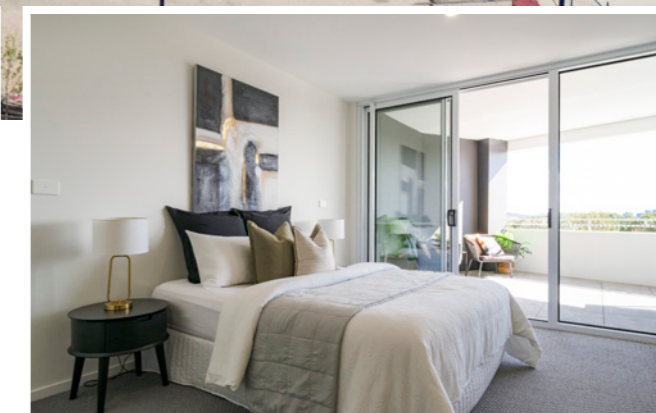
stacked precast panels, some suspended as curved balustrades hung from slab edges, showcase a sophisticated engineering feat.

The contrasting tones used externally add visual depth: monument-coloured structural elements juxtapose against clean, white, non-structural finishes, achieving a modern yet timeless appeal.

"From the curved precast panels to the attention to resident comfort and sustainability, G+ is truly unique. Every detail, from design to delivery, was carefully considered to enhance both functionality and aesthetics," Robert explained.

Inside, residents are treated to an experience of exceptional comfort. The wide residential corridors on Levels 1 to 3 create a sense of openness and privacy, a rare feature in multi-residential developments. Feature wall lighting and panelling add a layer of elegance to these shared spaces, enhancing the overall sense of luxury.

"The design prioritises liveability. The apartments themselves are significantly larger than typical offerings, with spacious balconies that allow for true outdoor entertainment – a luxury often overlooked in apartment living," said Robert.



Additional features include two dedicated residential lifts servicing the development's two building cores, ensuring ease of movement for residents. The kitchens are equally refined, with modern joinery, stone benchtops, and Miele appliances bringing both style and function to the heart of each home.

The project was not without its challenges. One key constraint was the tight site boundaries, which limited opportunities to install conventional material hoists. To overcome this, TP Dynamics innovatively installed cantilevered working decks on each level at the building's ends. These decks enabled craneable access for materials, ensuring construction progress remained efficient despite logistical hurdles.

Authority design acceptance and managing the complex precast balustrade panels added further layers of complexity to the build. However, TP Dynamics' expertise and collaborative approach ensured that these challenges were met head-on and resolved effectively.

The scale and success of the G+ project were made possible through collaboration. At its peak, TP Dynamics deployed six internal resources, supported by 47 subcontractor companies and 11 suppliers. Daily, the site saw an average of 70 workers, peaking at around 110.

At G+, sustainability and resident comfort work hand in hand. Pedestal paving on all residential balconies provides a durable, environmentally considerate solution while enhancing the overall aesthetic. Thoughtful landscaping further integrates the development into its surroundings, contributing to a greener, more liveable environment.

For more information, contact TP Dynamics, Level 3, 56/11 Thynne St, Bruce ACT 2617, phone 02 6154 8900, email admin@tpdynamics.com.au, website tpdynamics.com.au



INNOVATIVE WINDOW & DOOR SOLUTIONS:



Main image : Sierra, Gungahlin ACT
Insert : Mirvac Riverland

SEM WINDOWS' SIGNATURE ELEGANCE

SEM Windows, a trusted leader in the window and door industry, recently completed work on the high-profile G+ Apartment project, bringing their expertise in innovative design and installation to this prestigious development.

SEM specialises in residential and commercial applications and delivers quality-driven solutions with its versatile Signature™ and ThermalSpace™ series, which combine cutting-edge technology with functional elegance.

The Signature™ series exemplifies SEM's commitment to superior quality, featuring high-performance double-glazed toughened glass within sleek, high-grade aluminium frames. "Our Signature™ range is engineered to bring out the best in any residential space, optimising light, temperature, and sound management," says Sky Zhao, Director. These windows offer Energy Star certification, low-maintenance design, and multiple glass options, making them a preferred choice for architects and homeowners alike. The Signature™ series' streamlined look complements a range of architectural styles, delivering style and comfort without compromise.

For more energy-conscious projects, the ThermalSpace™ series provides cutting-edge, thermally broken systems that meet Australia's stringent AS2047 standards. With an insulated polyamide strip between the aluminium profiles, the ThermalSpace™ frames effectively reduce heat transfer, offering significant energy savings.

As the industry shifts towards tighter energy compliance, the ThermalSpace™ series offers a sustainable solution without sacrificing performance. This series is ideal for commercial developments seeking high energy efficiency while maintaining durability and style.

SEM's extensive product range includes the Signature™ series, tailored for residential needs, and the standard commercial series SEM 101™ suited for both residential and commercial applications. Their ThermalSpace™ series provides a thermally broken system designed

to meet strict energy requirements and is also available in the SEM 101™ series.

SEM Windows partnered with the award-winning Australian property company Mirvac to provide high-quality awning windows, fixed windows, sliding doors, and stacker doors from our Signature™ series for their new upscale residential community project, Riverlands, located in Milperra, NSW.

SEM Windows recently collaborated with Chase Constructions to supply and install the window wall for Sierra, a sizable residential development located in Gungahlin, ACT. The project consists of mixed apartments and townhouses with two, three, and four-bedroom options. SEM Windows offerings included floor-to-ceiling windows from their Signature™ and SEM 101™ commercial series, enhancing the natural light and creating a seamless connection with the outdoors.

From design to final installation, SEM demonstrates excellence at every step of the process. Their dedication to quality and innovation solidifies their reputation as a trusted name in window and door solutions across Australia.

For more information contact SEM Windows Pty Ltd, phone 03 9793 2888, email sales@semwindows.com.au, website www.semwindows.com.au

