

PROJECT: **AINTREE OFFICE PARK DEVELOPMENT**

Client: Rabie Property Developer's and Abland
Location: Kenilworth Cape Town
Description: Office Park Development
Project Value: R 15 million
Construction: Landmark Construction
Project Managers: Rabie Property Developers

THE PROJECT:

The decentralization of businesses from the Cape Town CBD offered an opportunity for this office park development. The site is adjacent to the Kenilworth Shopping Centre and borders the Kenilworth Racecourse. The location offers easy access to the highway and main transport routes to Claremont and Wynberg.

The office park was constructed in phases with a final outcome of five separate buildings totaling some 6500m².



THE APPOINTMENT:

The proximity of the Racecourse prompted the designers to effect a "Pavilion Type" set of buildings. The theme was influenced by reviewing designs of local and international racecourse buildings and cricket pavilions.

The structural design was a conventional reinforced concrete building that considered the availability of materials and optimised cost. The individual buildings are sized at 1300 m² across two floors with a planning layout that is easily divisible to accommodate tenant requirements. Naturally ventilated basements provide covered parking.

OUTCOME:

The buildings blend in well with the surrounding area and were let before completion. The office park offers an attractive working environment with all amenities conveniently juxtaposed.