



## KNIGHTSBRIDGE BUILDING C

Building C, Knightsbridge, 33 Sloane Street, Bryanston, Johannesburg, 2191

4 Star Green Star – Existing Building Performance v1



**AFRICA**  
South Africa

Existing Building Performance v1  
★★★★★  
4 Star Rating  
Best Practice  
CERTIFIED AUGUST 2019



TOTAL POINTS:

**51**

CATEGORY SCORES:



The Precinct is situated in a prime location in Bryanston , Johannesburg.

It is a phased development which at completion shall comprise of seven P-grade office buildings and a multi-purpose centre. Buildings A, B and G are all 4-Star Green Star certified under the New Buildings Design Rating Tool.

The new space comes complete with high quality design, state of the art system and award winning interiors.

### Sustainable building features include:

- Building Operations Manual which allows for efficient operation of building systems and effective management of resources.
- Sufficient daylight penetration into regular occupied spaces is achieved, which results in positive impacts for building occupants.
- Water Usage efficiency improvements of 20 % over the benchmark building water intensity.
- Basic metering strategy document for ongoing monitoring and metering.
- Provision of sufficient glare control devices allows the occupants to deal with local glare.
- Landscape, Hard surfaces, Building Exterior, Integrated Pest and Storm Water Management Plans in order to reduce the environmental impact thus improving the ecological value of the development.
- Approved indoor air quality levels sustains the comfort and well-being of the building occupants.
- Green Travel Plan applicable to the building and location is provided to promote alternative commuting and modes of transport.
- Periodic testing of indoor temperature, air speed, daylight, artificial lighting and cleanliness takes place in line with policies.
- Energy Usage efficiency improvements of 28 % over the benchmark building energy intensity.

### PROJECT TEAM:

**OWNER**  
Emira Property Fund  
**SUSTAINABLE BUILDING CONSULTANT**  
WSP

### FLOOR AREAS:

TOTAL GROSS FLOOR AREA (GFA): n/a  
TOTAL GROSS LETTABLE AREA (GLA): 6,331 m<sup>2</sup>  
CAR PARKING AREA: n/a