



EASTGATE 20

148 Katherine Street, Sandton, Johannesburg, SA



4 Star Green Star SA - Office v1 Design Rating

Achieved in May 2012

The Eastgate 20 building is an office development at the corner of Katherine Street and Grayston Drive in Sandton, Johannesburg. Tiber Projects chose to build an energy, water and resource efficient building and to pursue a Green Star SA certification for this speculative office building. The building is an extension and reuse of a pre-existing car dealership building on the site, saving significant resources in the construction of the new building. The office building has added two floors on to the existing building and has redesigned the façade. There are four levels of parking and four levels of office space, which can house approximately 340 people.

Sustainable building features include:

- Ventilation is supplied by a separate fresh air fan system.
- Domestic hot water is provided for the hand wash basins by solar hot water geysers placed on the building's roof while hot water for the showers is supplied by normal geysers.
- There is a central core with two lifts that service the building and where the toilets are placed on each floor.
- The lighting has been zoned to make the most of the daylight availability in the building.

PROJECT TEAM:

OWNER

Tiber Projects

ARCHITECTS

Paragon Architects

ELECTRICAL ENGINEER

CKR Consulting Engineers

FIRE ENGINEER

TWCE Consulting Engineers

MECHANICAL ENGINEER

Adaptive Resource Engineers

ACOUSTIC CONSULTANT

Subsonic Designs

QUANTITY SURVEYORS

Schoombie Hartman Quantity Surveyors

STRUCTURAL ENGINEERS

Sotiralis Consulting

SUSTAINABLE DESIGN REVIEW CONSULTANTS

PJCarew Consulting

SUSTAINABLE BUILDING CONSULTANT

PJCarew Consulting

WET SERVICES

Ramsden Consulting

Plumbing Engineering

MAIN CONTRACTOR

Tiber Bonvec Construction

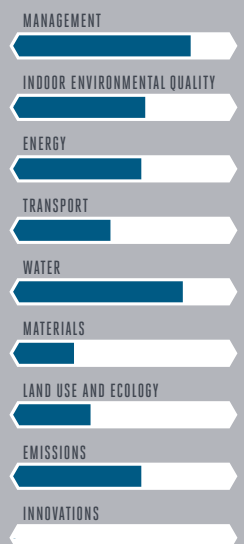
PROJECT MANAGER

Tiber Projects

TOTAL POINTS:



POINTS ALLOCATION:



PROJECT FLOOR AREAS:

TOTAL GROSS FLOOR AREA (GFA):

5 653 m²

TOTAL COMMERCIAL OFFICE AREA:

5 653 m²

CAR PARKING AREA:

4 516 m²