

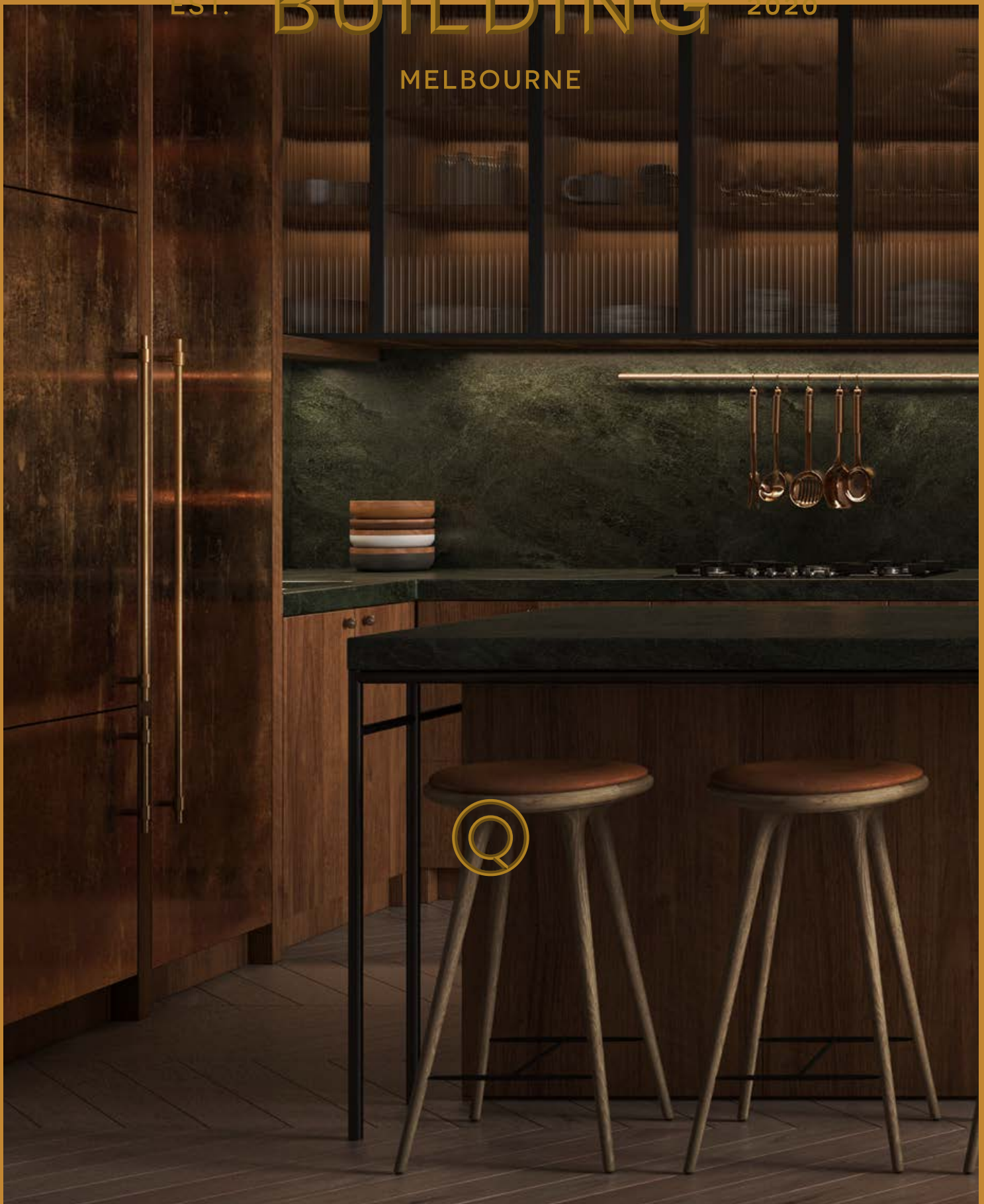
MELBOURNE MADE
FUTURE CAST

TIME & PLACE
X HICKORY

FLACK STUDIO
X ELENBERG FRASER

THE QUEENSBRIDGE EST. BUILDING 2020

MELBOURNE





THE QUEENSBRIDGE BUILDING
90 QUEENS BRIDGE STREET,
MELBOURNE

RETHINKING HOME

TIME & PLACE
X HICKORY

RESIDENCES

HOTEL

HOUSE

URBAN PARK

A NEIGHBOURHOOD BUILDING



MELBOURNE MADE



People's experience of place and home is evolving. As such, the uniting goal for Time & Place, Hickory, Elenberg Fraser and Flack Studio has been to explore the art of vertical homes, placemaking, construction and hospitality in order to address shifting urban ideals.

With all of us hailing from Melbourne, we also wanted to create a tower that pays homage to the city we love.

FUTURE CAST



Together, we have worked to make a building of enduring architectural elegance; one with a social network that balances technology and human experience to ensure it will meet the needs of its community well into the future.

In the pages of this book, you'll find our shared vision of what life at The Queensbridge Building looks like. We hope you like the sound of it as much as we do.



“The Queensbridge Building challenges convention, expressing individuality and bringing a sense of authenticity and soul to our city.”

TP

A RETURN TO REAL

The Queensbridge Building represents a return to real living. Cast in bronze and stone, the tower's elegance and craftsmanship harks back to a nostalgic era of skyscraper architecture.

“A real understanding of place, of materiality and of community.”

CF



CHAPMAN, WILFRED DISNEY, PHOTOGRAPHER
SOURCE: STATE LIBRARY VICTORIA





RUSSELL, ROBERT. MELBOURNE FROM THE FALLS, 30 JUNE 1837. SOURCE: NATIONAL LIBRARY OF AUSTRALIA

ORIGINS OF SOUTHBANK

Australia's First Peoples are the world's oldest civilisation. Modern day Melbourne rests on the traditional lands of the Kulin nations. The Birrarung – today known as the Yarra River – has always coursed through the region ferrying fresh water from the Yarra Ranges to the Bay. Yet beyond offering a source of fresh water, the river is also a deeply spiritual place for Melbourne's First Peoples.

The location where Queensbridge is set to rise has always been an important area for First Nations People. The part of the river closest to Queensbridge is where freshwater and saltwater converged, creating a small waterfall and an area rich in vegetation. It was here, where the Kulin Nations would gather and have corroborees – meetings, celebrations and discussions – a few times a year. This part of Southbank, it can be said, has always been a significant destination: a place where people have come to gather. Our building intends to play a part in reinstating these ancient origins: Queensbridge will once again become a celebrated meeting point, a destination for all Melburnians.

FROM A ONCE INDUSTRIAL HEARTLAND TO THE ENTERTAINMENT PRECINCT OF MELBOURNE

At the dawn of the twentieth century, Southbank was a vibrant location that exploded with wharfs, docks and other maritime businesses. With the wealth of the Gold Rush pulsing through Melbourne's veins, 120,000 lived in the city. Queensbridge, a nook in Southbank, was home to thousands and the workplace to many more. It was important, alive, and it brimmed with commerce and hope. Yet as the century progressed the area was somewhat forgotten, hollowed of its vibrancy as people moved to suburbs and industries evolved. Today, Southbank is a lively district once again, but the Queensbridge precinct has been largely overlooked: its previous glories but a footnote in history. Until now.



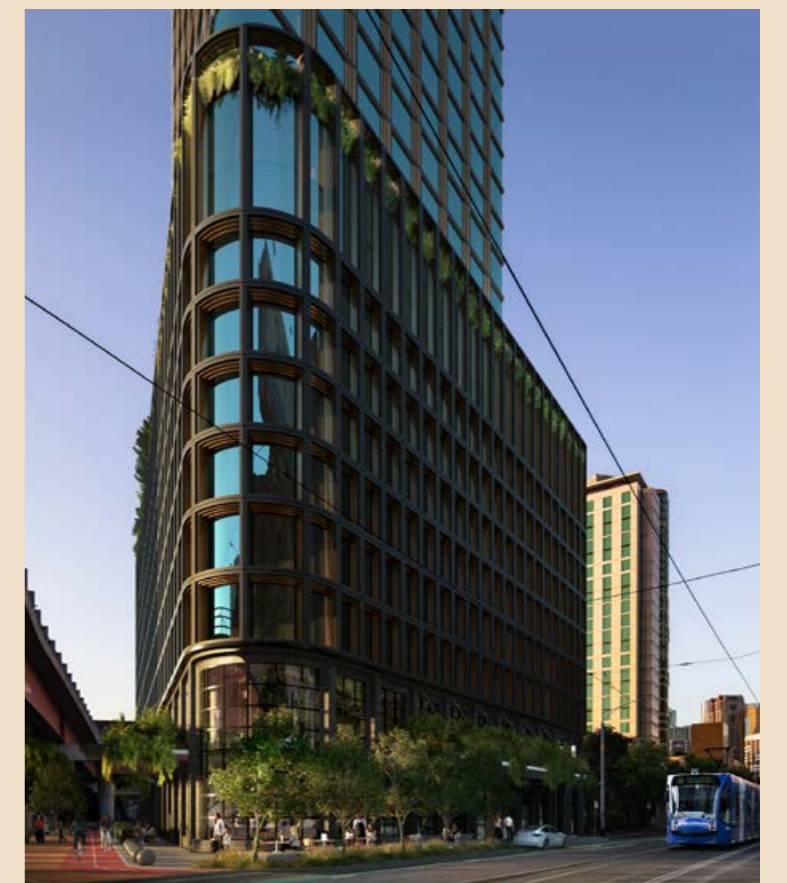
IMAGE BY GRAEME BUTLER, MADE AVAILABLE THROUGH FUNDING FROM THE PUBLIC RECORD OFFICE OF VICTORIA AND CITY OF MELBOURNE

“Southbank has always been a significant destination: a place where people have come to gather, to share ideas and to celebrate life.”

TP



INSPIRED BY THE ORIGINS OF THE NATURAL LANDSCAPE



A NEW PUBLIC SPACE THAT GIVES BACK TO THE CITY

RECAST IN TIME

The façade design harks back to the postcodes industrial era through the use of materials like steel, stone and bronze. These have been selected for their architectural purpose and enduring qualities that will age beautifully and patina over time.



THE BRONZE CASTING PROCESS

MATERIAL CHARACTER OF PLACE

In a romantic architectural narrative, Queensbridge's base of rough stone and rock, gives way to a contemporary tower of bronze and glass: the old meets the new. Bronze patinas shimmer in the light, while large, recessed windows reflect a shade of green reminiscent of Australian gum trees. The towers curves add dimension, depth and interest. At the very top, arched windows kiss the sky. This is a tower brimming with delicate interplays of industrial and sculptural beauty.



FRAMED IN BRONZE

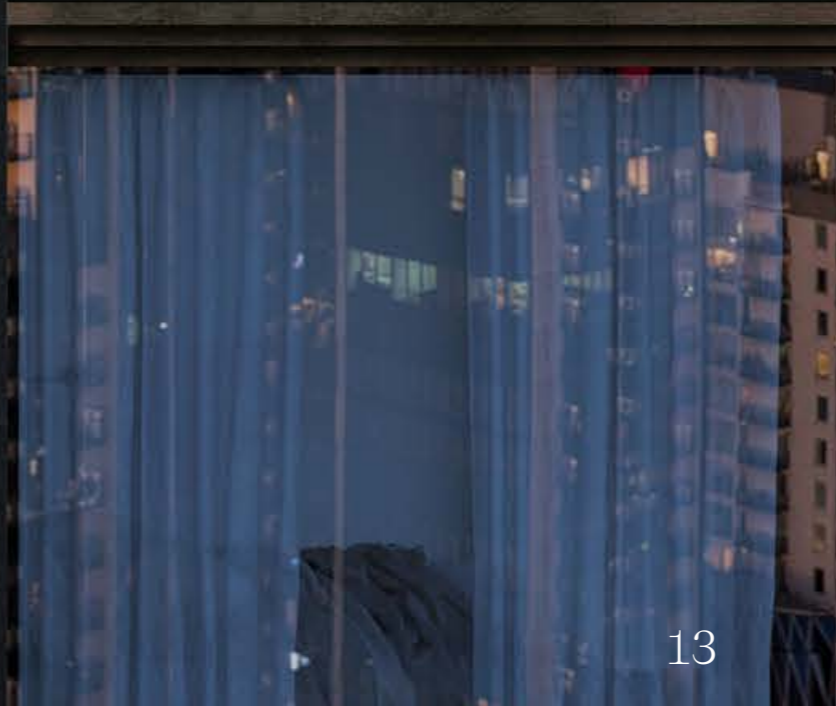
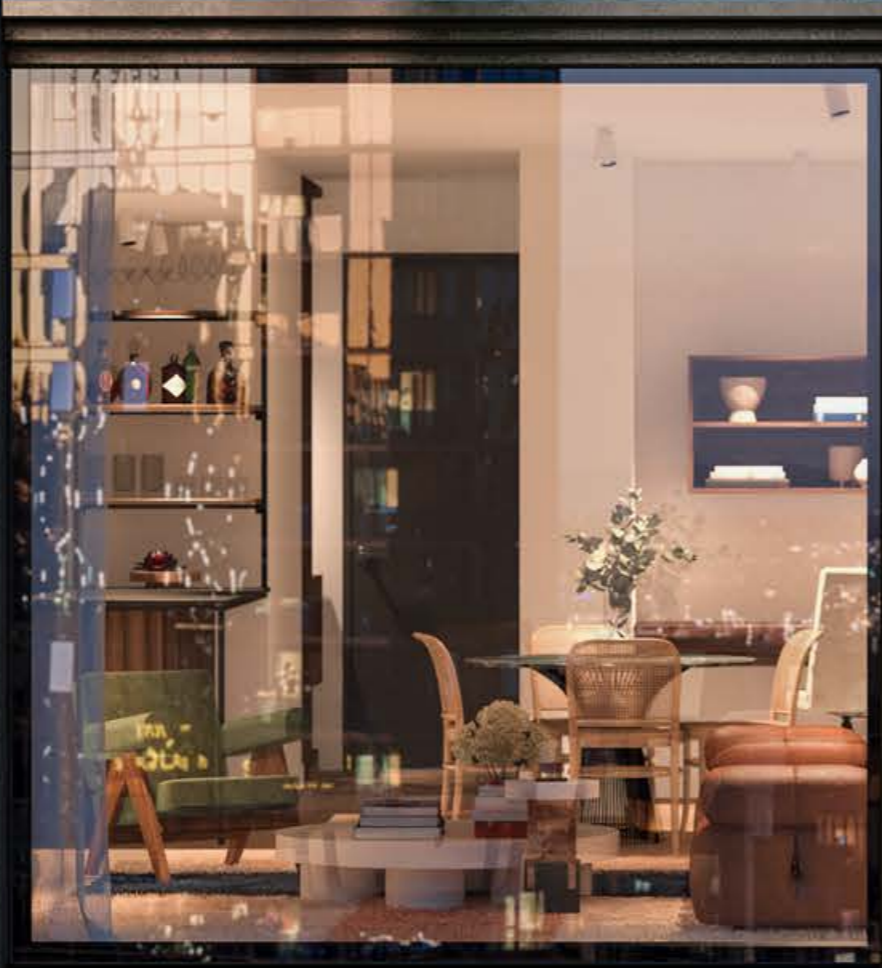


ORIGINAL SKETCH BY CALLUM FRASER

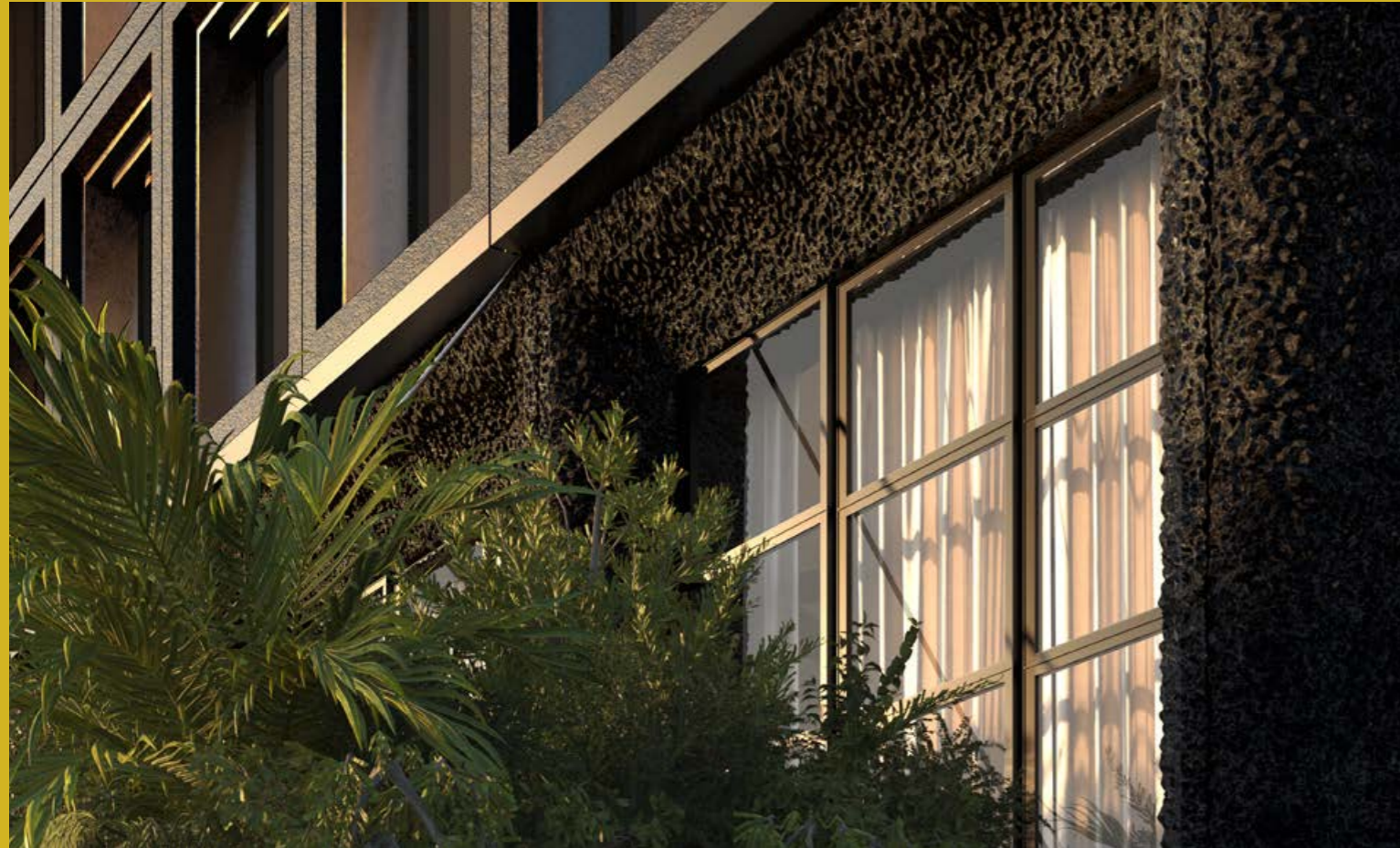
“The Queensbridge Building holds the street with a layered rhythmic masonry wall that is punctuated with the strong horizontal lines of its entablature. Architrave, landscape frieze and cornice. This is a contemporary architecture made from traditional components; recalling Flatiron, Nomad and the great diagonal push of Broadway.”

CF





TRUE TO NATURE'S FORM



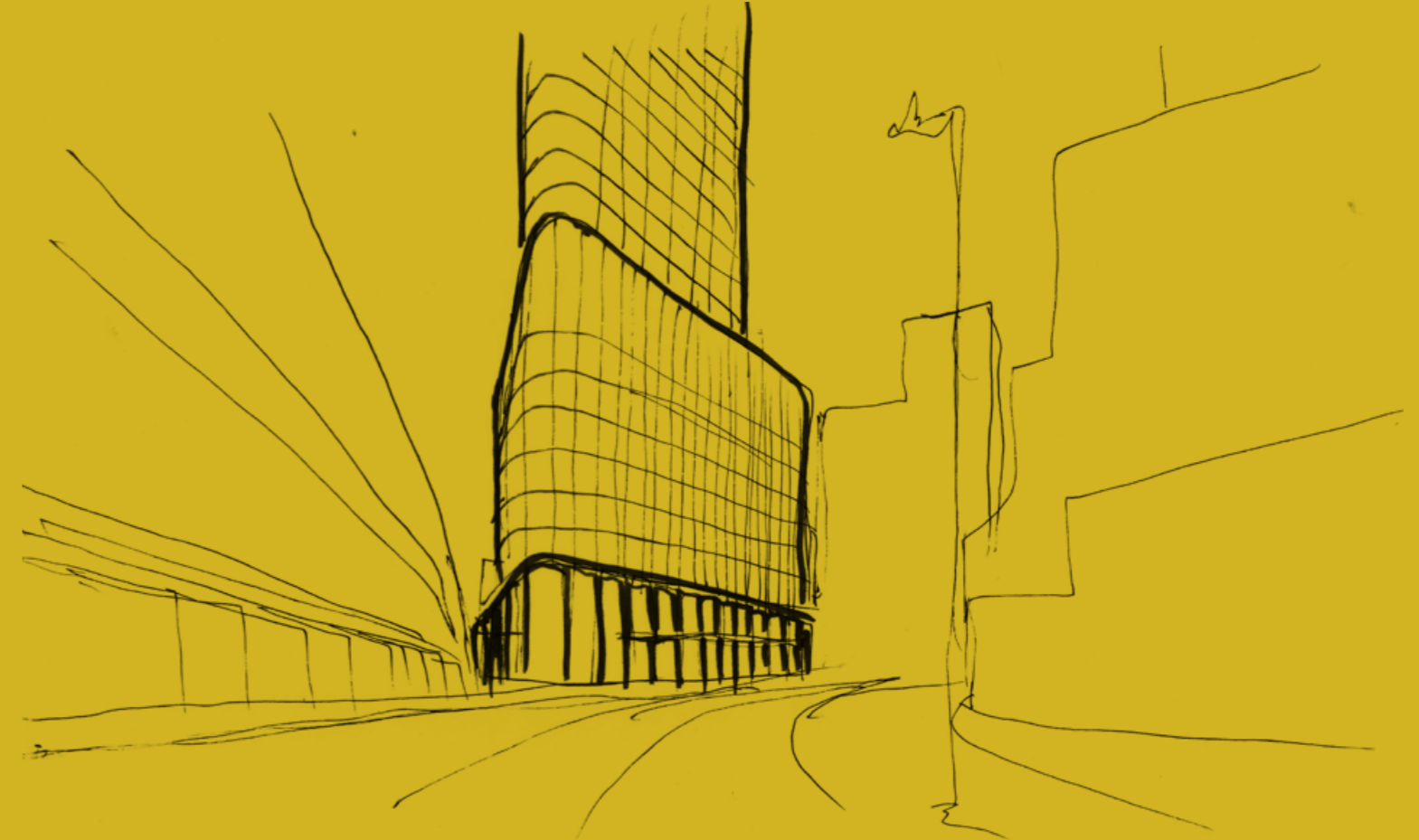
AERATED CONCRETE FAÇADE DETAIL



CUSTOM FORMS UNIQUE TO QUEENSBRIDGE



METICULOUSLY ETCHED BY HAND



ORIGINAL SKETCH BY CALLUM FRASER

Green swampy wetlands, billabongs, a cacophony of native biodiversity and swathes of black volcanic bedrock gives you an idea of what Melbourne looked like under indigenous land management. This history is reflected in the tower through palette and materiality. This is especially true in the lower section of the building. Rising from the earth this portion boasts black, textured, almost aerated concrete emblematic of the volcanic landscape Melbourne is founded on. Above this, a canopy of urban vegetation – but not just any greenery gets to grow here: – these are plants endemic to Melbourne. This landscaping continues inside, seamlessly bridging Queensbridge's exterior and interior environments.



THE FAÇADE DRAMATICALLY RISES FROM STREET LEVEL

“The three tiered outdoor terraces use plants to create a wild and rambunctious relationship with the architecture.”

MJ

NEW URBAN LANDSCAPE

Queensbridge is a tower in-sync with nature. Everywhere you look – the entrance canopy, the lobby, the rooftop – native grasses, trees and flowers are thoughtfully integrated. The atrium, for instance, is a lush oasis reflective of the diverse vegetation that existed here before European settlement. Under its vaulted ceilings are fully-mature sunken trees, ferns cascade down walls and columns, while other climbers dapple the space with soft greens and yellows. This is the building’s garden square. A place to reflect, to restore and to regain a sense of balance in urban life.

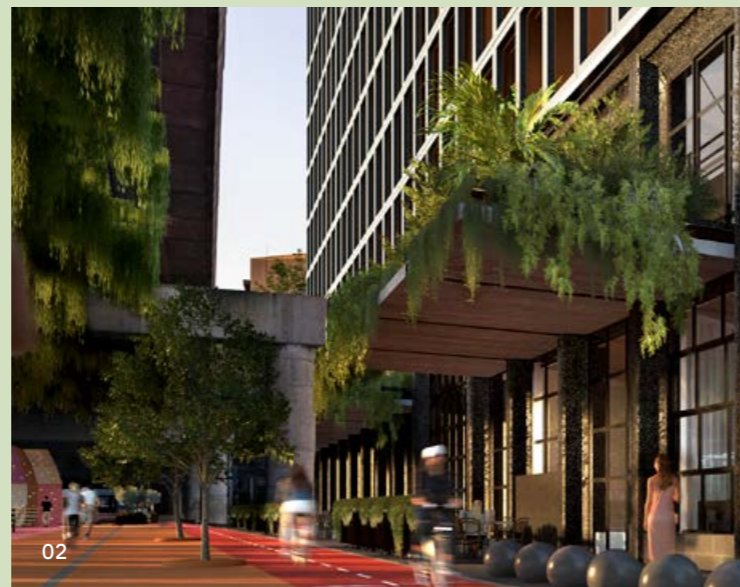
The emphasis on nature informs the rest of the tower where plants shine in various contexts: they frame windows that look out onto the concrete city, they add life to voids, and enhance outdoor areas, which include a series of terraces and a rooftop garden. Carefully landscaped, the terraces boast meandering pathways to informal and formal areas, BBQs and private alcoves.

The facilities are framed with beautiful Australian species: dwarf gums, creeping myrtle, frangipani, and tussock grasses. The rooftop meanwhile, is a cacophony of breathtaking Australian native beauty: a place to soak up the magic of a contemporary Australian garden.

- 01 QUEENSBRIDGE HOUSE RECEPTION DESK
- 02 THE QUEENSBRIDGE BUILDING ENTRANCE CANOPY
- 03 QUEENSBRIDGE HOUSE LOUNGE
- 04 DOUBLEGROUND BY MUIR+OPENWORK, PHOTO BY PETER BENNETTS
- 05 DOUBLEGROUND BY MUIR+OPENWORK, PHOTO BY PETER BENNETTS



CREATE YOUR UNIQUE OASIS WITH THE GARDEN SILL OTTOMAN



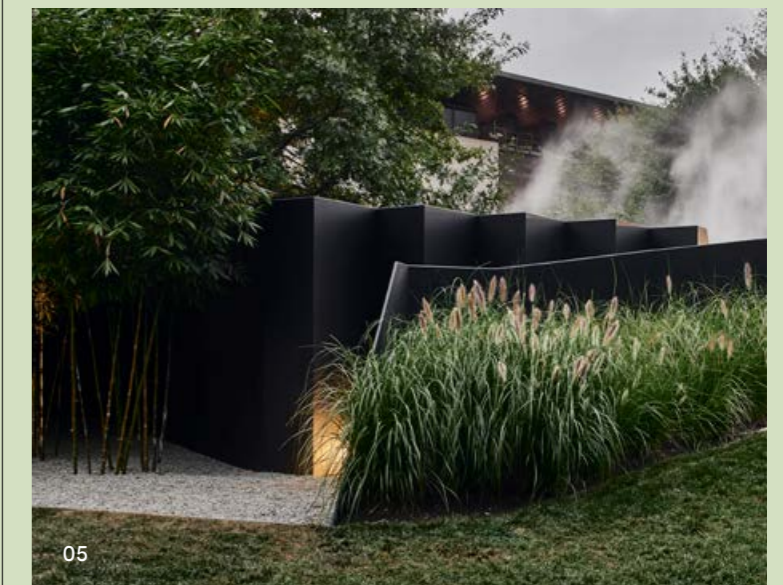
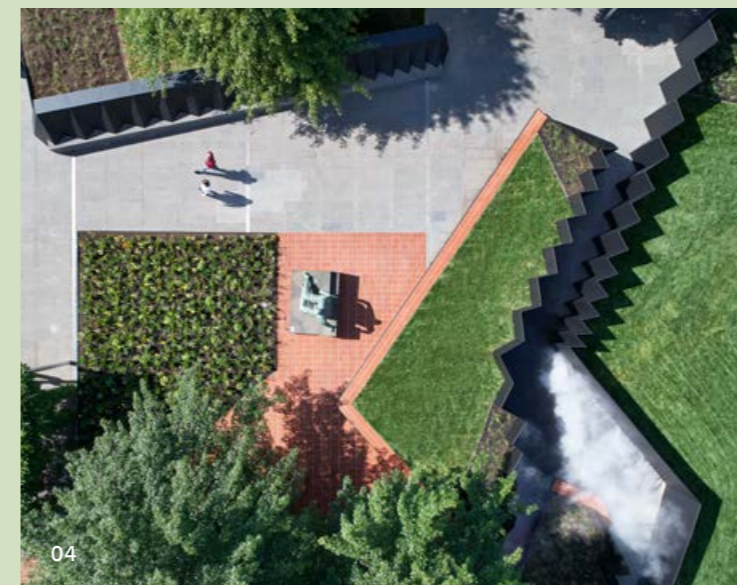
MARK JACQUES, DIRECTOR OF OPENWORK

OPENWORK

Openwork formed to make great, well-crafted communal spaces. Our ambition is to be urban citizens – active and agitating for public exchange.

“We immersed ourselves in history. Understanding the context of this site has enabled us to craft a unique and enduring response to the landscape.”

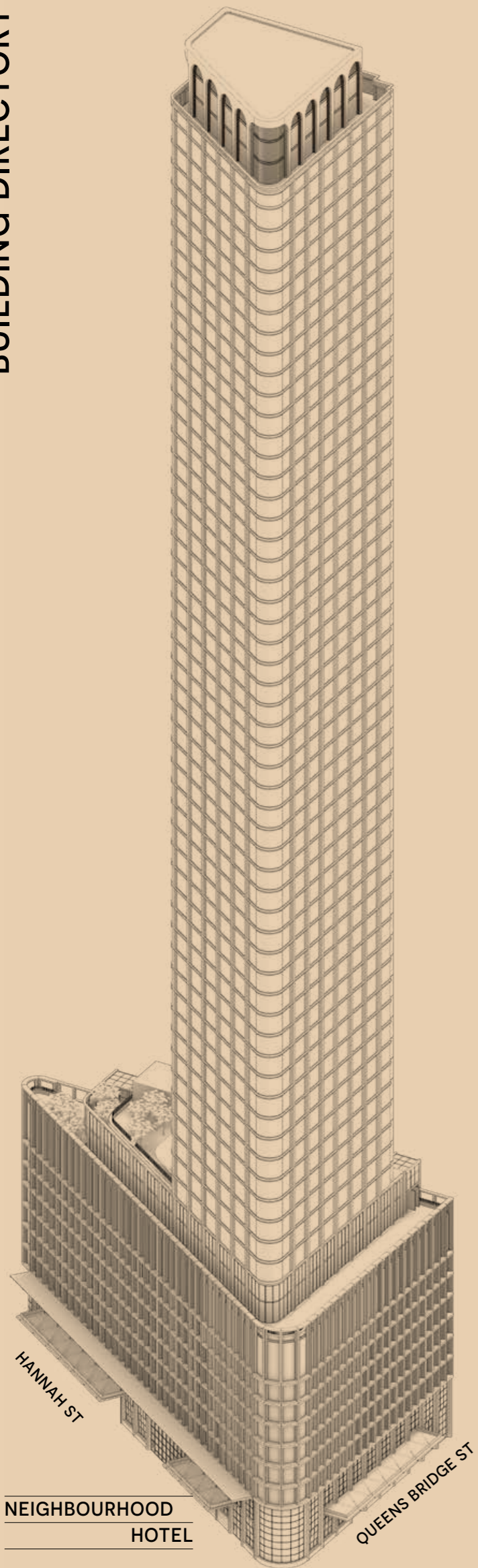
(MJ)



“The landscape of the terraces will breach the boundaries between each floor and between private and public to make an immersive roof – a green oasis in the heart of the city.”

MJ





51-62

QUEENSBRIDGE EDITIONS

PAGE 86

FOR LONG TERM LOCALS WHO ARE LOOKING TO CRAFT THEIR OWN STORY



35-50

QUEENSBRIDGE PRIVATE RESIDENCES

PAGE 86

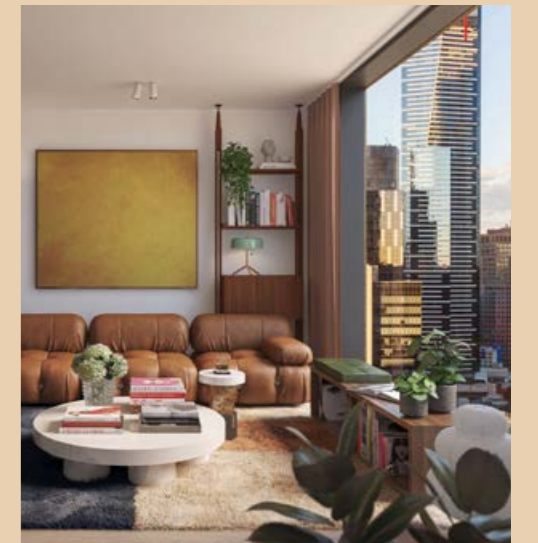


11-34

QUEENSBRIDGE HOUSE APARTMENTS

PAGE 68

FOR THOSE WHO BELONG MANYWHERE

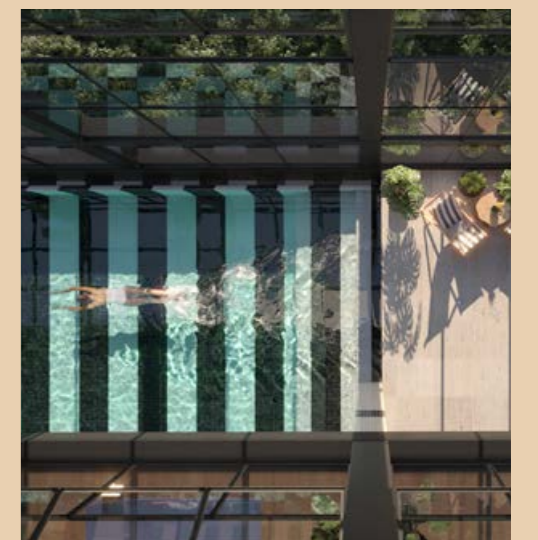


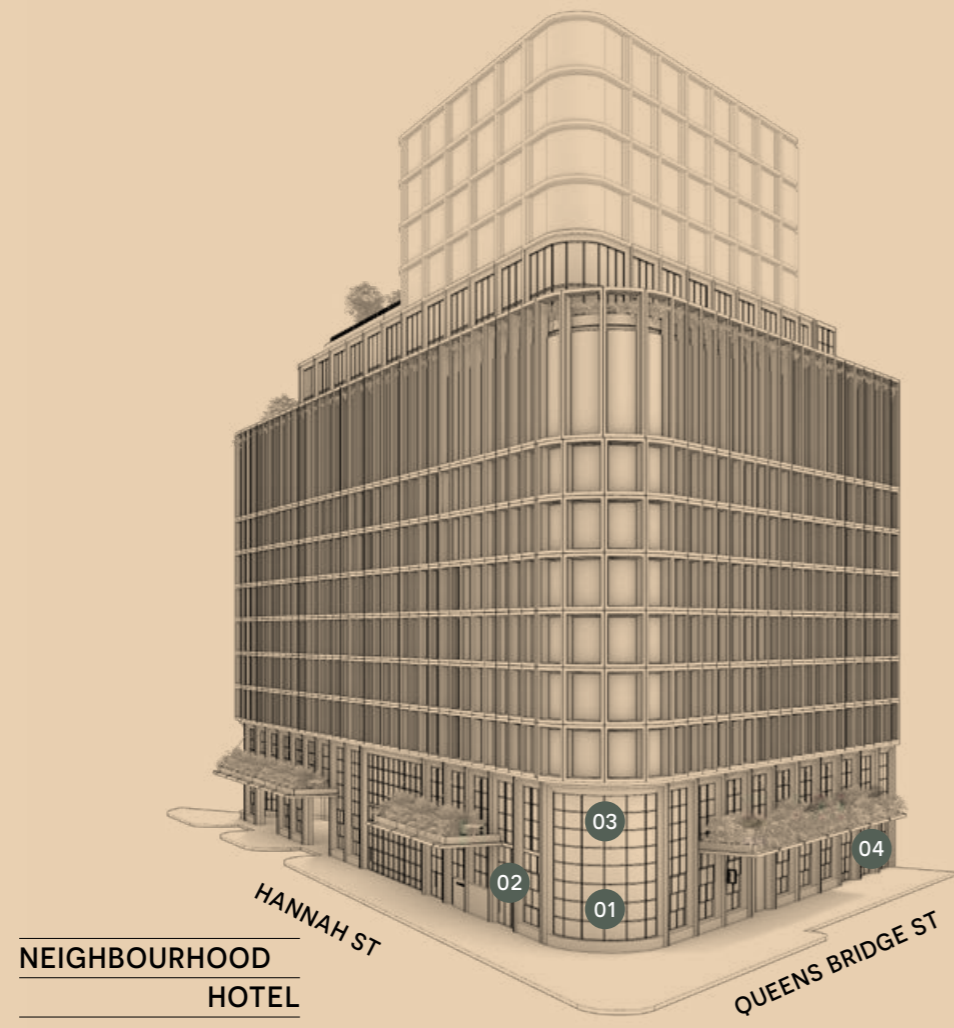
G-10

QUEENSBRIDGE CLUBHOUSE

- DINING ROOM
- KITCHEN PANTRY
- THE LOUNGE
- HOME OFFICE
- POOL HOUSE
- POOL TERRACE
- IZAKAYA
- PRIVATE RESIDENTS TERRACE

PAGE 40





NEIGHBOURHOOD HOTEL

01 DINING ROOM



02 KITCHEN PANTRY



03 HOME OFFICE



04 THE LOUNGE



05 POOL HOUSE



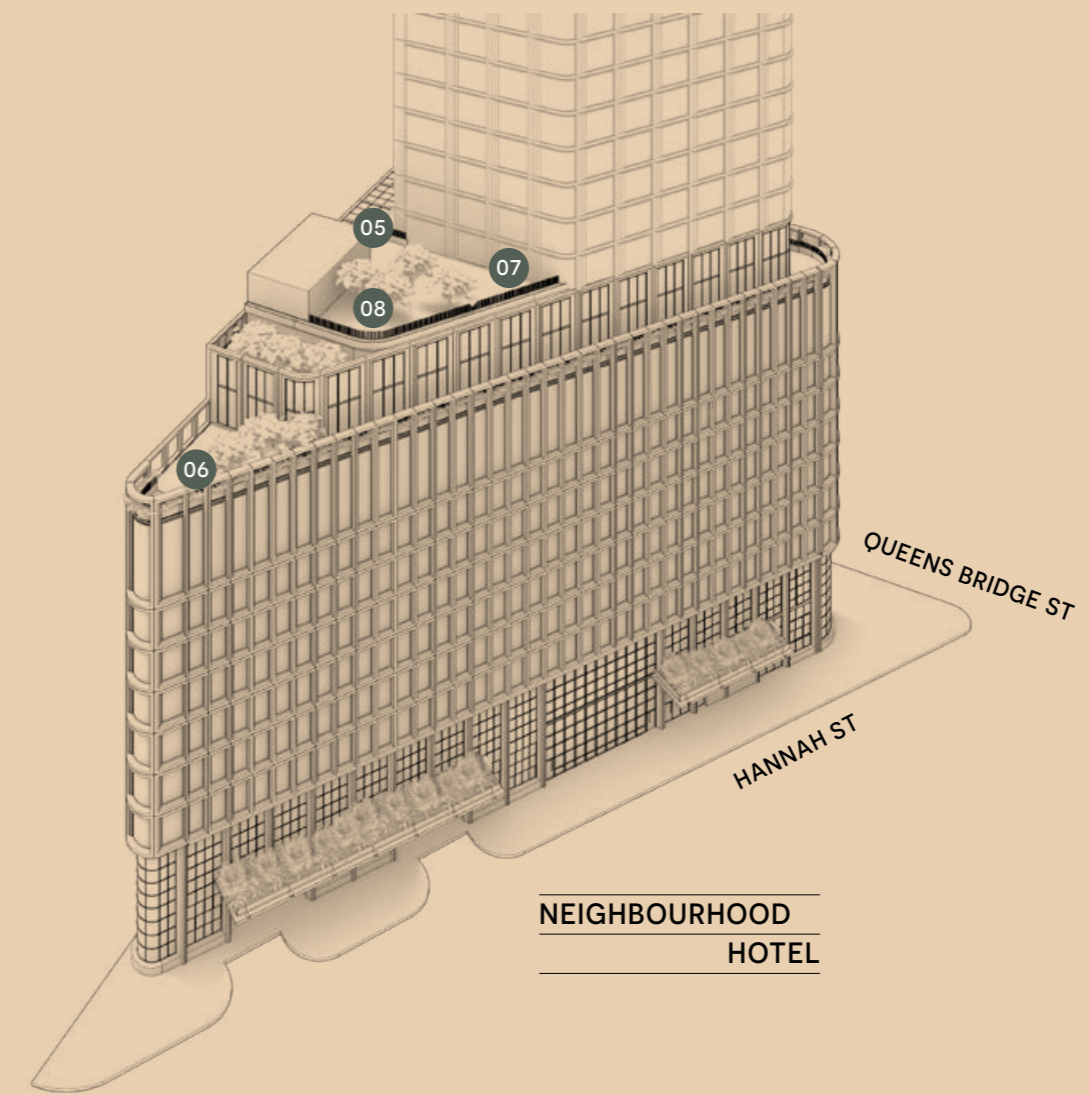
06 POOL TERRACE



07 IZAKAYA



08 PRIVATE RESIDENTS TERRACE



NEIGHBOURHOOD HOTEL

A

NEIGHBORHOOD BUILDING



02

WELCOME

HOME

“We love plants that attack walls, loop through steel work and spill over balconies to lend their amenity to the street.”

MJ

AN OPEN HOUSE

“We want to open our doors to the people in the neighbourhood. This is a project about accessibility.”

MA

Queensbridge is a neighbourhood building that connects with Melbourne’s urban life to create a sense of belonging for the first time visitor to the long term local.

The chamfered nature of the site acts as an important gateway to the Melbourne CBD, Southbank and the southern suburbs, yet a sense of community is created by others means too.

The Open House is the towers public offering that invites people to come inside and enjoy opportunities to relax, to eat, to work and to play.

Community is also encouraged through the tower’s design at floor level, which spills out onto the street. It’s an invitation to come inside, or a bon voyage as you set off to explore the urban riches all found within walking distance.

The Underpark is equally alive and humming with youthful and artistic energy. This distinctly urban public space enhances a sense of neighbourhood atmosphere and flair.

01 CORNER OF QUEENS BRIDGE AND HANNAH STREETS

02 QUEENS BRIDGE STREET ENTRANCE

03 VIEW FROM THE KINGS WAY UNDERCROFT





01

ARRIVAL EXPERIENCE

“The most important part of the design process was how we created a sense of community.”

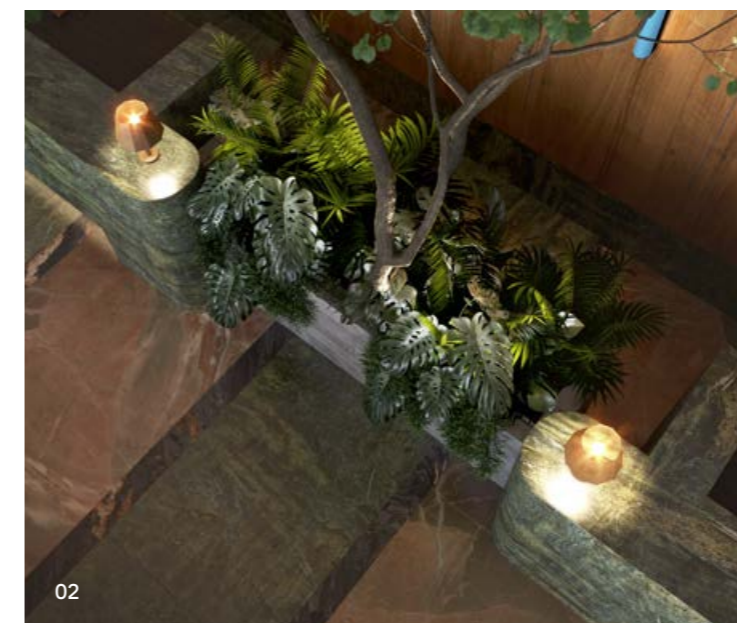
DF

01 LOUNGE

02 SEPARATE CONCIERGE DESKS

03 QUEENS BRIDGE ENTRANCE

04 AND DINING



02



03



04

In a neighbourhood building, those who cross its threshold should feel they are being welcomed into a series of rooms where they will experience our open house philosophy. Inside, generous hospitality offerings and smiling staff (who know your name) will ensure this feels like your local. The ground floor is a collection of communal spaces where people mingle with their neighbours as the house evolves throughout the course of the day.

Ensuring this sense of community is the clever organisation of separate concierge desks and lift lobbies that create a distinction between the flexible living model of the House Apartments occupants and long term locals who live in the Private Residences + Editions.

While many of the Clubhouse spaces are shared between Queensbridge House hotel guests and residents in the name of community, some, like the residence club, are just that: private retreats for Residence + Editions occupants.



Flack Studio is renowned for designing spaces which are lost to time but not memory, and where rawness of materials allows colour and texture to be celebrated.

The materiality of Queensbridge House amenities are inspired by Australasia, and that particular feeling that you get in a lot of Asian cities where the built environment merges with the natural environment.

Those walking through the tower will also notice that every space feels like it has been delicately designed and crafted, that each has its own mood and feeling. That is intentional. Queensbridge has been designed to feel, in its truest sense, like a beautiful, modern Australasian home balancing rough cut stone, swathes of cool concrete, lush urban greenery, rich woods, abundant natural light and cozy furniture.

The interior effect at Queensbridge is one of timeless quality, nostalgia and comfort.

DINING



ROOM

AN AUTHENTIC EXPERIENCE
FROM FIRST CUP TO NIGHTCAP





KITCHEN



PANTRY

OUR REINTERPRETATION OF THE
NEIGHBOURHOOD CORNER STORE
AND YOUR EXTENDED LARDER

The corner store is a lasting icon of the 20th century. Found in suburbs and inner-city neighbourhoods, they were places where you not only purchased eggs and milk, but where community came together to share passing yet affirming conversations. Fast forward to today and while this crowd may have elevated tastes for Sicilian salt, sourdough and a nice vintage, they are, more than ever, looking for interaction and familiarity. At the Kitchen Pantry, consider those desires satisfied. Here you will find all necessary staples, a fine selection of local produce and a trove of European and Asian goods. It is also a place where you will get to know familiar faces.



QUEENSBRIDGE CLUBHOUSE

**EXPERIENCE,
EXPLORE, ESCAPE**

“The Clubhouse is the heart of the building. More than an amenity – we are committed to creating a new sense of belonging.”

TP

The Clubhouse is Queensbridge’s community network that allows owners, residents and visitors access to the myriad of exceptional spaces, services and products.

At the Clubhouse, you can escape into glistening lap pools and quiet, bright yoga rooms for when the body and mind need rejuvenation. It’s also here where co-working space options abound, when focus or a collaborative atmosphere are in order. It’s also where one can experience the buildings generous entertainment zones - lounges, bars, cinema rooms - or perhaps escape from urban life by visiting gardens on rooftops and terraces.

These Clubhouse spaces have been designed to meet the needs of today. They are, through and through, joyous places in which to live this modern urban life.





HOME OF



LIFE'S PURSUITS

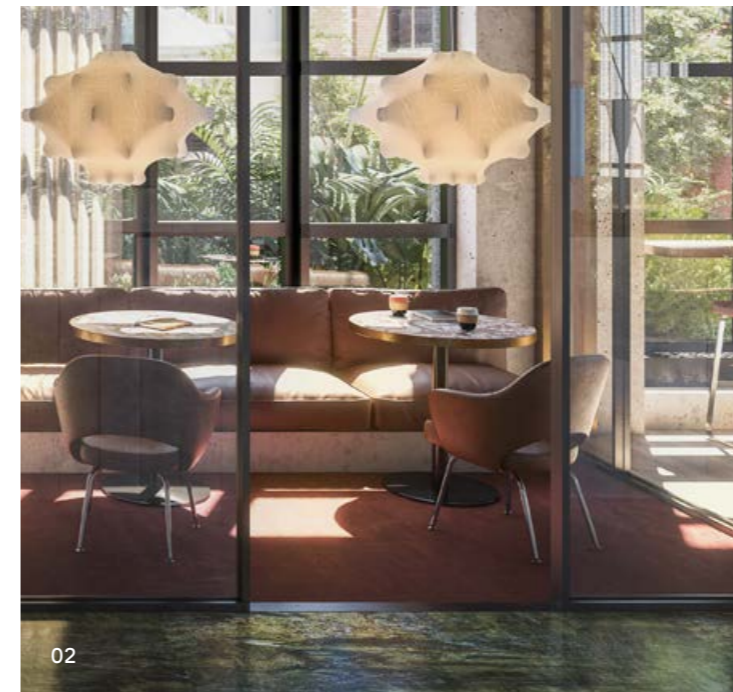


01

THE NEW CULTURE OF CO-WORKING

“Here we can offer you the opportunity to replace the daily commute with betterment activities.”

TP



02

01 PRIVATE PROJECT ROOMS

02 GARDEN ROOM

03 CO-WORKING SPACE



03



THE BEAUTY OF QUEENSBRIDGE'S HOME OFFICE SPACES IS THAT YOUR OFFICE IS OUT OF THE HOME, BUT YOU DO NOT NEED TO LEAVE HOME TO WORK. IT'S THE BEST OF BOTH WORLDS.

HOME OFFICE

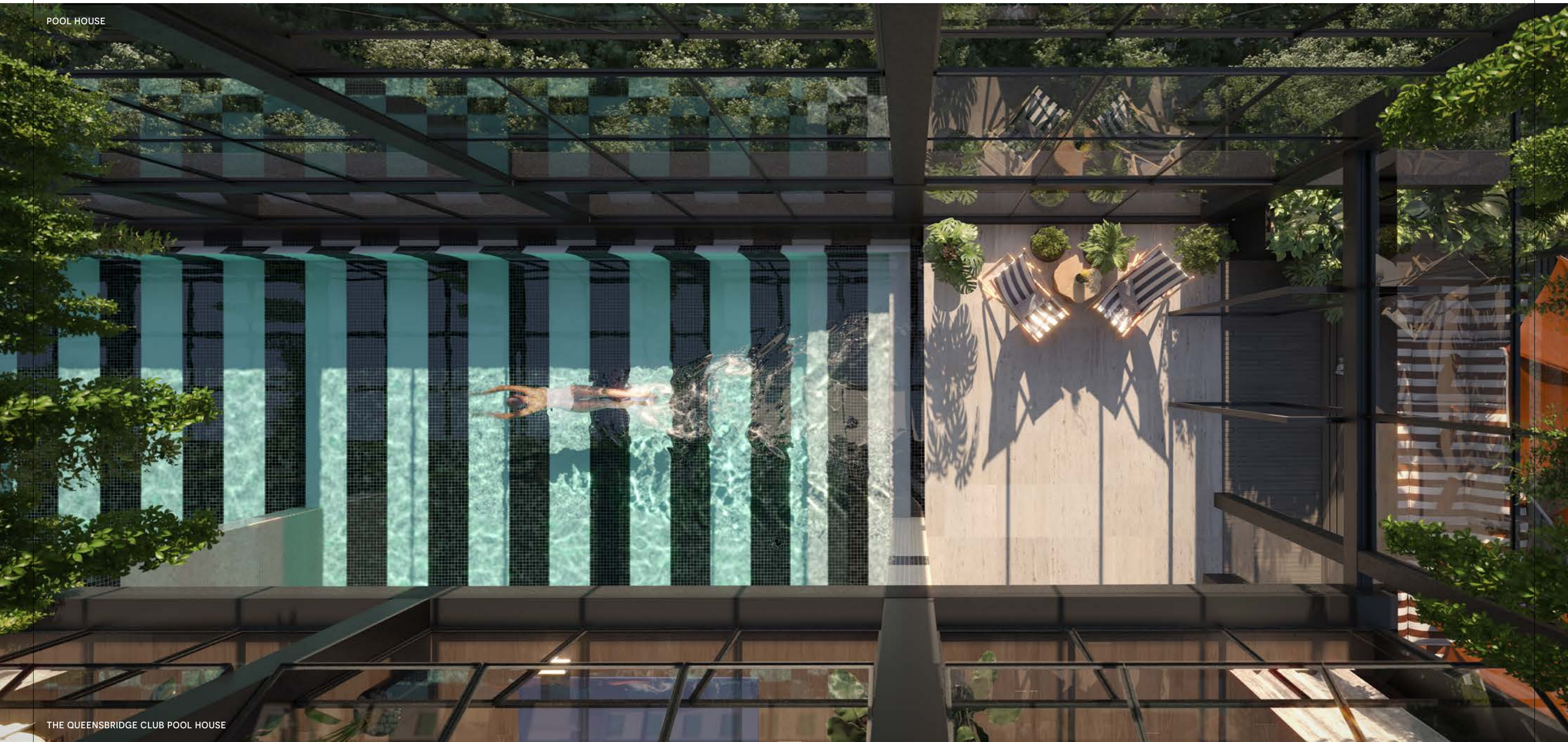


HOT DESKS & MEETING ROOMS

All spaces are warm, designed to embody the ideal 'home office' – this is a space in which to feel both embraced and productive.

Working from home isn't always that easy – especially when a space isn't conducive to focused work.

At Queensbridge, we have designed spaces with the expectation that working from home is here to stay, and if that's the case, we may as well relish in it and work in style.



THE QUEENSBIDGE CLUB POOL HOUSE

POOL



HOUSE

AT QUEENSBIDGE WE ARE ADVOCATES FOR THE HEALING PROPERTIES OF WATER. IT'S WHY WE HAVE 'THE POOL HOUSE' - WHICH OFFERS A STUNNING LAP POOL, SURROUNDED BY AN OUTDOOR TERRACE.



LAP POOL
& HOT HOUSE

A glistening, tiled 25m lap pool awaits residents and owners partial to a dip at Queensbridge. Floor to ceiling windows allow for astonishing city views entrancing lap-swimmers and casual bathers alike. On winter nights, you'll enjoy 'The Hot House', with its sauna and steam room.

Above are cascading plants, naturally energising and refreshing the air. This will be one of the city's premier pools when complete. Our aquatic wellness offerings will leave you feeling refreshed and ready for whatever comes your way.



POOL TERRACE | TRANSFORMATIVE SPACES FROM THE INSIDE OUT



“We want people to jump into these spaces, use them and feel comfortable, lockdown taught us the importance of our homes and of having community spaces.”



THE GYM



THE RING & WELLNESS STUDIOS

The Ring is a bright, light space with a generous outdoor training area for boxing enthusiasts. Beyond the fitness offerings there are two large multi-purpose “wellness rooms”.

It may be a brisk walk, an intense boxing circuit, or a deep meditation – exercising and wellness practices offer physical and mental rejuvenation. It’s for this reason, that Queensbridge has tried to make exercising and wellness, an accessible and enjoyable part of your day. Our facilities offer space for both mental and physical wellbeing.

EXPERIENCE EXPLORE ESCAPE EXPERIENCE

ESCAPE EXPERIENCE EXPLORE

EXPLORE ESCAPE EXPERIENCE

A central graphic with a double-line border. At the top, the words "SLOW & LOW" are written in a serif font. Below this, on the left, is a line drawing of a hand with fingers spread. In the center is a small circle with a dot inside. On the right is a line drawing of a boxing glove. At the bottom, the words "FAST WON'T LAST" are written in a serif font. The words "EXPERIENCE EXPLORE ESCAPE EXPERIENCE" are written vertically along the top and bottom edges of the graphic's border.

FAST WON'T LAST





IZAKAYA

The Clubhouse Izakaya is a stylish, yet informal, dining room and bar for the exclusive use of private residence.

Queensbridge members can book this private space for a special occasion or unwind after a long day.



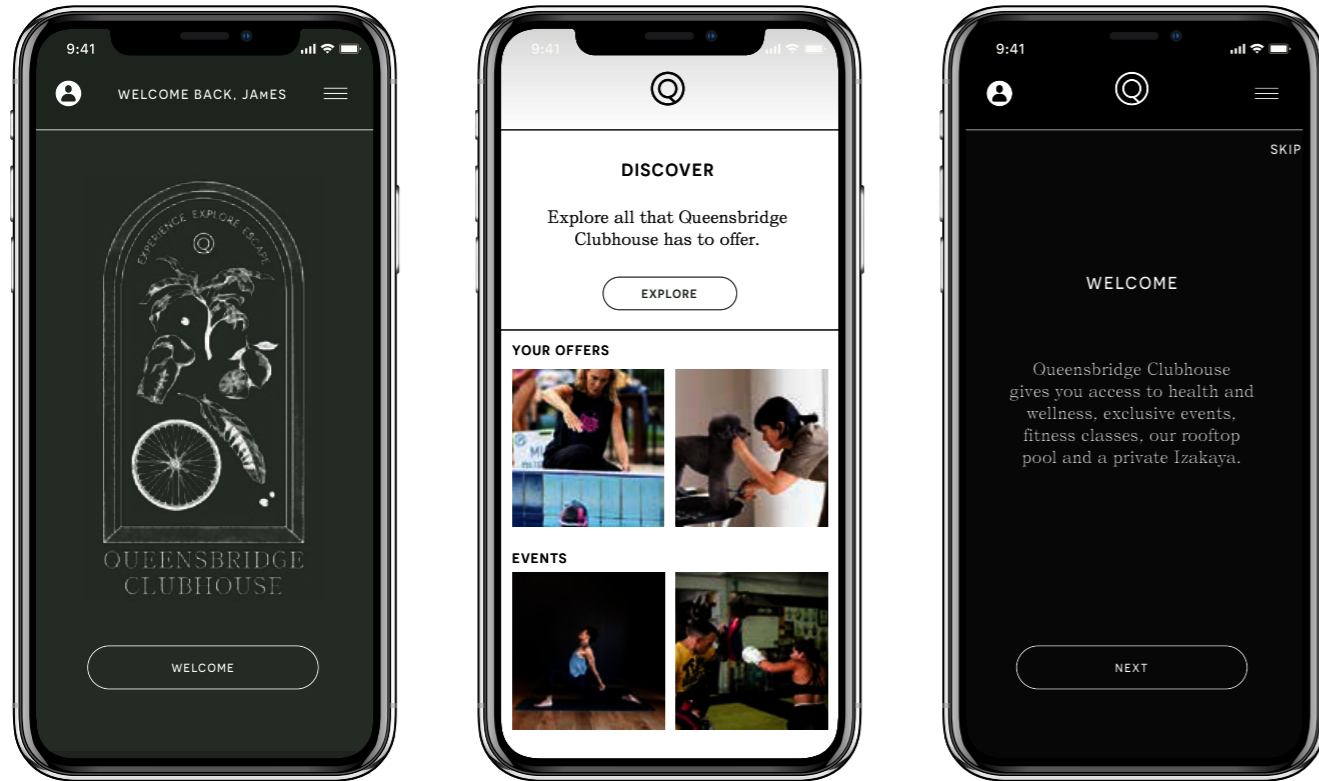


ENSBRI
DUQ
CLUBHOUSE

DIGITAL

EXPERIENCE

REAL PEOPLE.
REAL EXPERIENCES.



The Queensbridge Clubhouse App is a digital community network managed by our Experience Director.

The role of the Experience Director is to curate experiences to the needs and desires of residents, guests and owners.

Being a member of the Queensbridge Clubhouse unlocks the sort of amenity one would expect from a boutique neighbourhood hotel: swimming pools, gym, rooftop deck and terraces, as well as generous co-working spaces.

Beyond accessing amenity, the Clubhouse App facilitates bespoke requests. Perfect your strokes with our swimming coach, practice vinyasa with a leading yoga instructor, or master a one-two combo in the boxing ring. Maybe you want to get away for a day to The Great Ocean Road or Yarra Valley in one of Queensbridge's bookable Teslas?

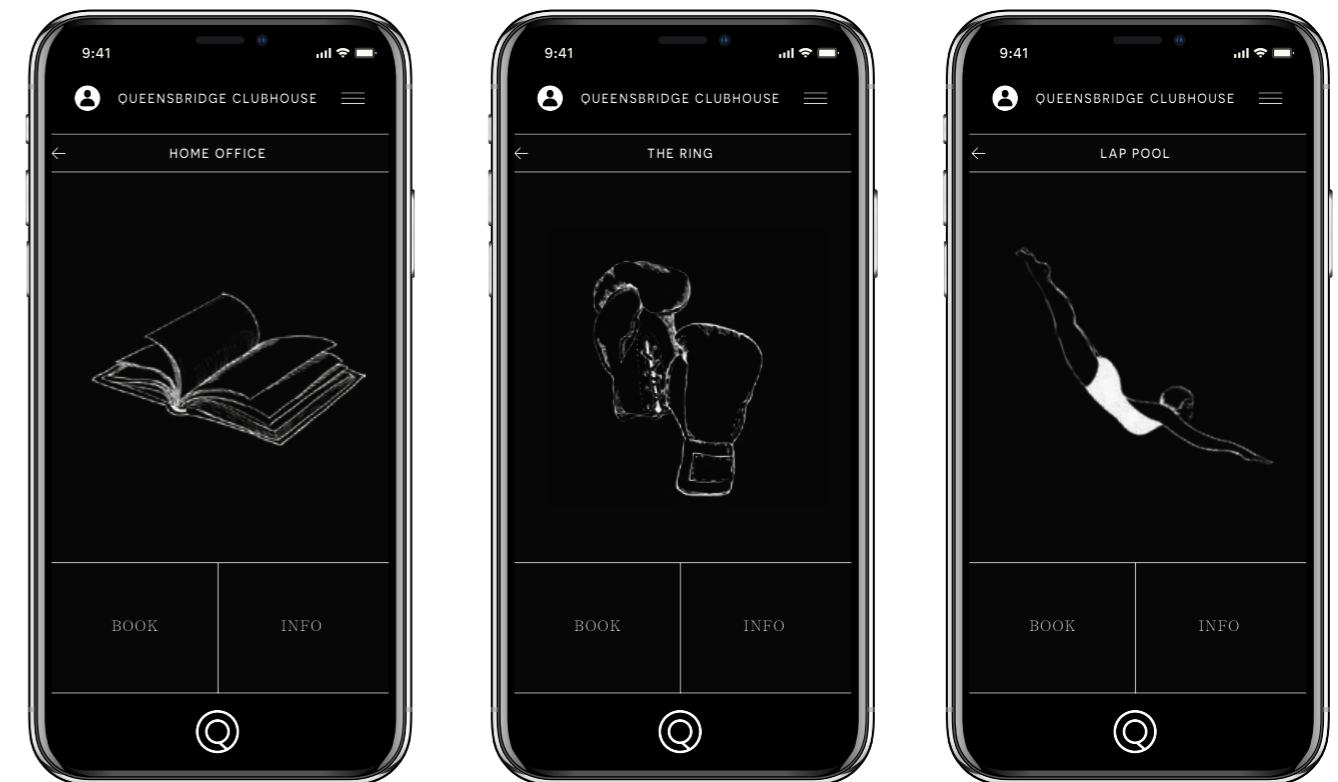
Perhaps your home requires a cleaning service? Or maybe you need a coffee or meal to be sent to your front door? All of that can be arranged at the swipe of a finger.

Finally, it is not just the humans of Queensbridge who benefit from the Clubhouse; Furry buddies are also family here. Book them into the dog spa for grooming, playtime and the necessity of daily relief without having to leave the building.



“From home to work, from private to communal spaces, from resting to playing, we want quality health and wellness facilities at our fingertips.”

MA





MODERN NOSTALGIA

“Each apartment is defined by a series of large picture windows framing the views.”

CF





“Modern nostalgia is the feeling you get when you rediscover that familiar sense of home.”

TP



DAVID FLACK, FLACK STUDIO

The design premise for Queensbridge was real spaces for real people. Spaces that you can individualise, and create your own authentic feeling of home.

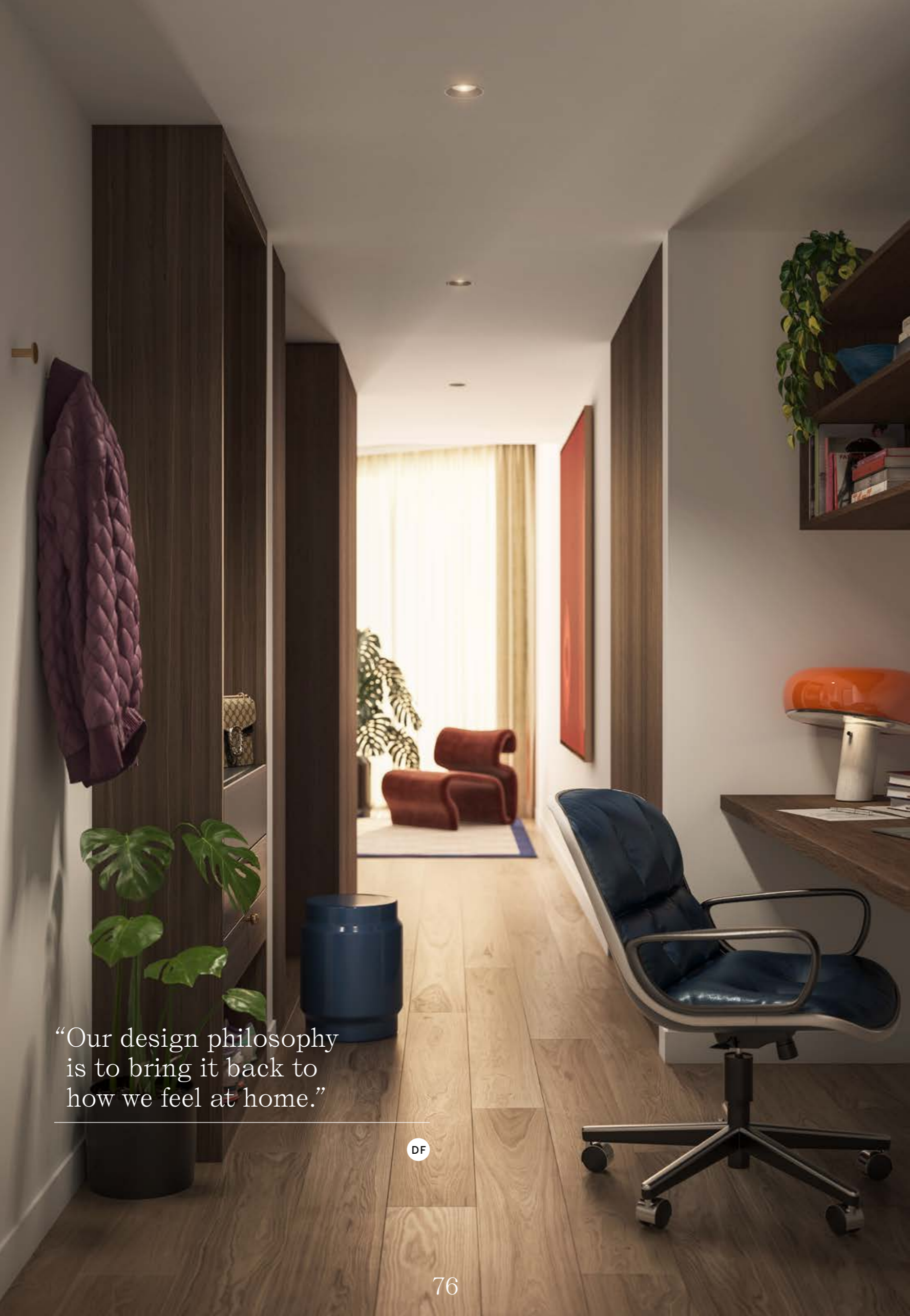
Queensbridge has a substantialness in its offerings that speak to an era when developments prioritised good taste and quality of life above all else. Queensbridge marks a much needed return to this sort of living.

Upon entering any of Queensbridge’s homes, you’ll be met with generous living spaces, intelligent design, recessed windows, uncomplicated materials and the highest quality finishes.

“Often you walk into an apartment and it is immediately clear how the designer or architect wants you to live, but not here. We want you to see yourself within these spaces and make them your home.”



DF



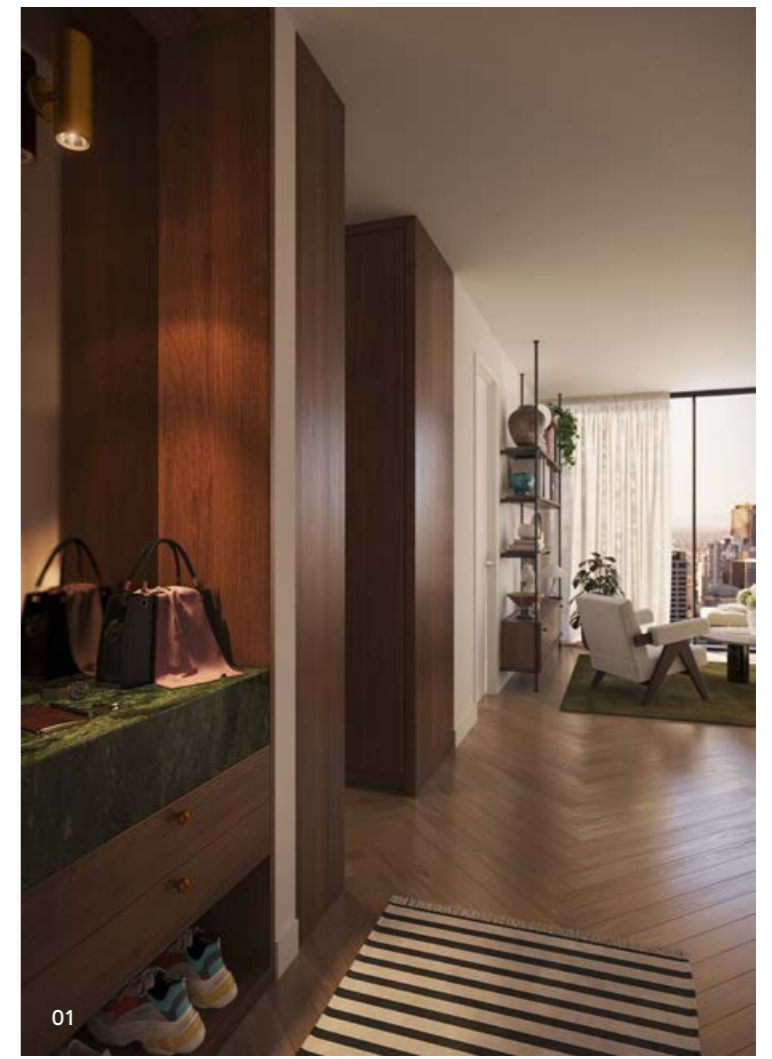
“Our design philosophy is to bring it back to how we feel at home.”

DF

CONSIDERED MOMENTS

Wherever possible, we've considered the detailed moments of how you live – as soon as you walk into your home, there's a place for your keys, a place to hang your jacket, and a place to sit down and take your shoes off.

There's study spaces for work and learning at home and our laundry spaces have folding drying racks to hang your freshly cleaned clothes.

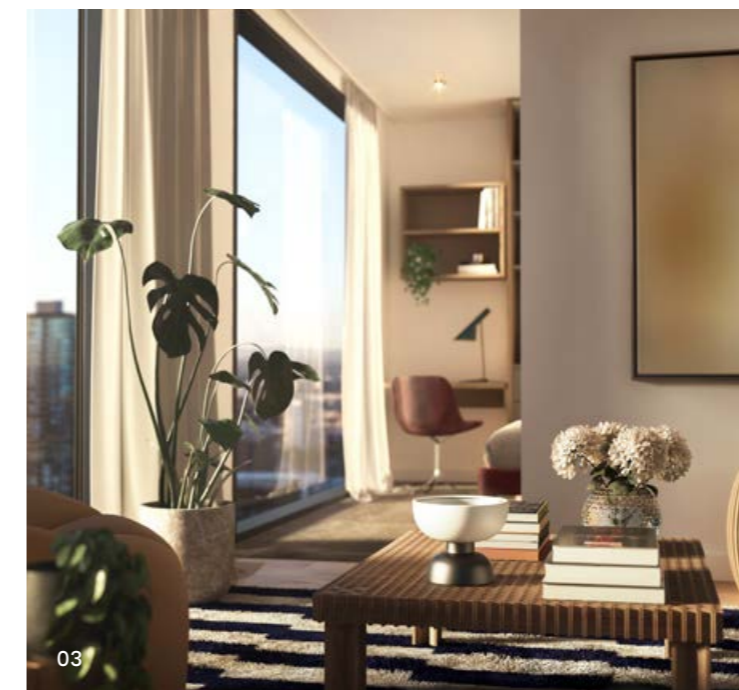


01

01 WELCOME BUREAU

02 BATHROOM SHELF

03 STUDY NOOK



03



02



THE EXPERIENCE STUDIO



LAYER YOUR HOME WITH YOUR PERSONALITY

We believe that where you live should be an expression of who you are.

Our custom lab software allows you to personalise each key area of your home with kitchen, bathroom and bedroom colourway options.

If you like light timber but want a dark stone or dark timber and dark stone – whatever you select, the combinations all work together.

Options for green ensuite bathroom and bronze kitchen options are available in the Private Residences + Editions.



02



01

“No matter what you choose, it’s always going to feel like yours.”

- 01 KITCHEN SCHEME DARK WALNUT / LIGHT STONE
- 02 THE EXPERIENCE STUDIO
- 03 BATHROOM SCHEME LIGHT

DF



03



BATHROOM SCHEME GREEN



FLACK FURNITURE

“We want to make sure these spaces are intelligent with customisable storage, bookshelves and cabinets. That helps create a sense of home. People like displaying their things and finding spaces for their treasured pieces, which bring personality to these apartments.”

DF



- 01 FLACK GARDEN SILL OTTOMAN
- 02 FLACK GARDEN SILL OTTOMAN
- 03 FLACK CABINETRY / BOOKSHELF
- 04 FLACK KITCHEN DRY BAR
- 05 FLACK CABINETRY / BOOKSHELF

QUEENSBRIDGE PRIVATE RESIDENCES & EDITIONS

The interior planning draws from Flack Studio's work in designing luxury homes to re-conceive vertical living into house like apartments. Each home has a series of large picture windows which frame the exterior views and celebrate natural light. The interior canvas is anchored with family sized kitchens and the walls are populated with places to hang art and place collectables on customised joinery and furniture options, all of which have an old-world sensibility.

For The Long Term Locals
To Make Their Mark







QUEENSBRIDGE EDITIONS



QUEENSBIDGE PRIVATE RESIDENCES





QUEENSBIDGE EDITIONS











VIEWS SOUTH WEST FROM LEVEL 64



VIEWS NORTH WEST FROM LEVEL 29



VIEWS SOUTH WEST FROM LEVEL 60



VIEWS NORTH WEST FROM LEVEL 35



OUR

15 MINUTE

NEIGHBOURHOOD





AUSTRALIA 108

ALBERT PARK LAKE

ST KILDA BEACH

ROYAL BOTANIC GARDENS

PRIMA PEARL

MELBOURNE SPORTS & AQUATIC CENTRE

ACCA

FRESHWATER PLACE

SOUTH MELBOURNE MARKET

VICTORIAN COLLEGE OF THE ARTS

CROWN TOWERS

CROWN METROPOL

EUREKA TOWERS

CROWN PROMENADE

NATIONAL GALLERY OF VICTORIA

QUEENSBRIDGE ONE

MELBOURNE CONVENTION AND EXHIBITION CENTRE

YARRA PROMENADE

SOUTHBANK PROMENADE

CROWN ENTERTAINMENT COMPLEX

SOUTH WHARF PROMENADE

FLINDERS ST STATION

MELBOURNE CBD

FEDERATION SQUARE



WALK THIS WAY →

QUEENSBRIDGE: OUR 15-MINUTE NEIGHBOURHOOD

“People enjoy a better quality of life when amenities are within 15 minutes walking or cycling distance from their home.”

We believe in investing in 15-minute neighbourhoods and developments that foster a sense of belonging. Where opportunities to live, relax, exercise, work and play are all within 15 minutes walking distance of where you live.

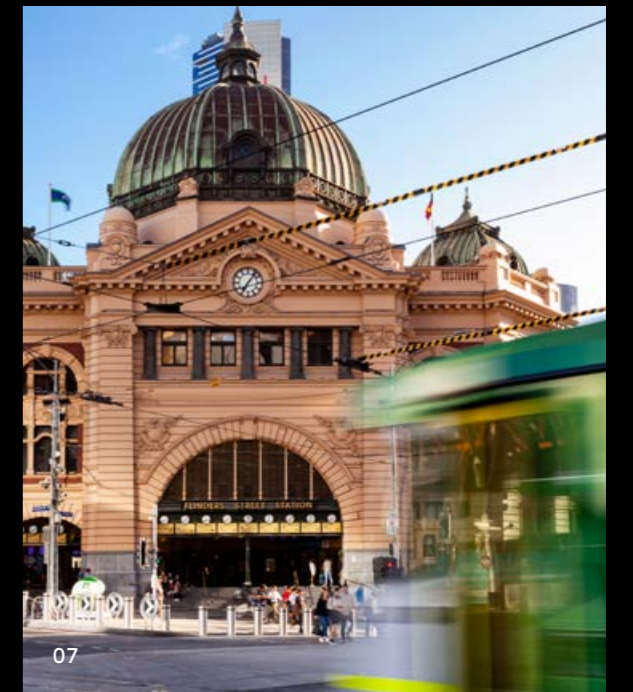
This means that car usage is reduced, pollution levels lowered and a community’s health, wellness and happiness increases.

The Queensbridge neighbourhood sits at a nexus joining Melbourne CBD, the Yarra River, South Melbourne and Southbank’s Arts Precinct. Within 15 minutes’ walk is over fifteen green spaces, world-class sports facilities and the nation’s richest cultural precinct. South Melbourne’s iconic market and Melbourne’s bayside playground too. Queensbridge is morphing into a lively, distinctly Melbourne destination.



- 01 KERFERD ROAD PIER, ALBERT PARK BEACH
- 02 SOUTH MELBOURNE MARKET
- 03 COLLINS STREET, MELBOURNE, THE HEART OF LUXURY RETAIL
- 04 EXPERIENCE UNIQUE DINING, SOUTHBANK PROMENADE
- 05 ROYAL BOTANIC GARDENS
- 06 CROWN PROMENADE
- 07 FLINDERS STREET STATION
- 08 DISCOVER HOSIER LANE, MELBOURNE

TP





46

NATIONAL GALLERY OF VICTORIA | 13 MINUTE WALK FROM TOB



25

WELCOME TO



54



18

CHINATOWN | 8 MINUTE RIDE FROM TOB

“The Queensbridge neighbourhood sits at a nexus joining Melbourne CBD, the Yarra River, South Melbourne and Southbank’s Arts Precinct.”

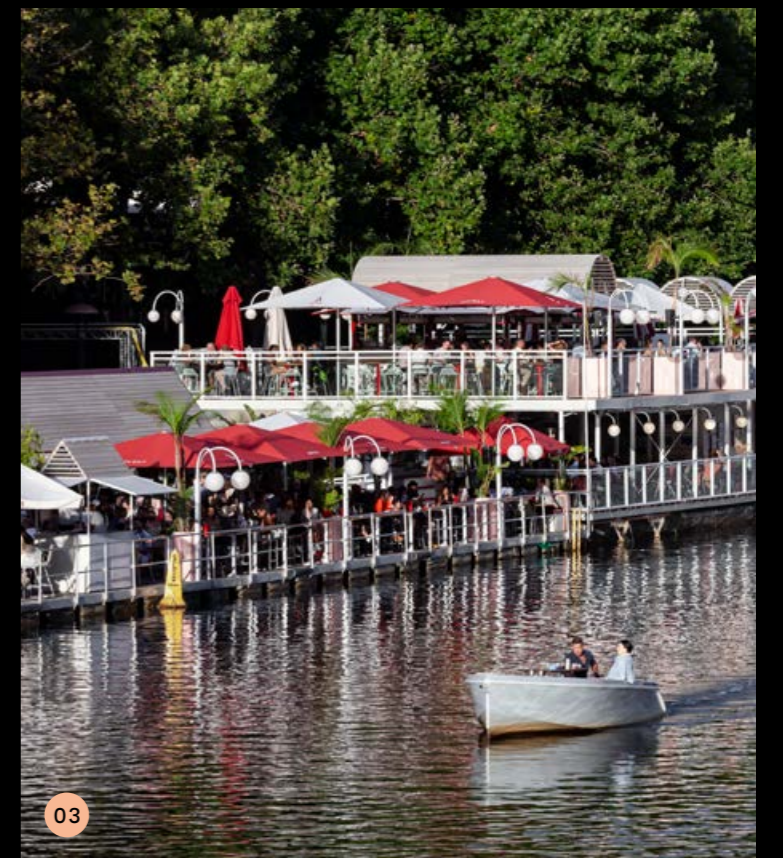


TP



55

ALEXANDRA GARDENS | 12 MINUTE WALK FROM TOB



03

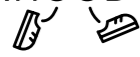
ARBORY AFLOAT | 10 MINUTE WALK FROM TOB



45

FEDERATION SQUARE | 11 MINUTE WALK FROM TOB

THE 15 MINUTE NEIGHBOURHOOD



EAT & DRINK

- 01 O'CONNELLS HOTEL
- 02 BOAT BUILDERS YARD
- 03 ARBORY BAR & EATERY
- 04 ROCKPOOL BAR & GRILL
- 05 D.O.C. PIZZA & MOZZARELLA BAR
- 06 THE MEAT & WINE CO.
- 07 FATTO BAR & CANTINA
- 08 PONYFISH ISLAND
- 09 SOUTH MELBOURNE MARKET
- 10 COLES SUPERMARKET
- 11 MOVIDA NEXT DOOR
- 12 CODA
- 13 SUPERNORMAL
- 14 KISUME
- 15 MAHA
- 16 CHIN CHIN
- 17 LUCY LIU
- 18 CHINATOWN

SHOPPING & LEISURE

- 19 CROWN ENTERTAINMENT COMPLEX
- 20 COLLINS ST RETAIL PRECINCT
- 21 MELBOURNE CENTRAL
- 22 SOUTHGATE PRECINCT
- 23 DFO SOUTH WHARF
- 24 BOURKE ST MALL
- 25 SNEAKERBOY
- 26 COLLINS LANE
- 27 GOODLIFE HEALTH CLUBS
- 28 FIGHTFIT BOXING CENTRE
- 29 F45 TRAINING SOUTHBANK
- 30 HALO FITNESS SOUTH
- 31 CROWN SPA
- 32 MIDDLE PARK BEACH
- 33 SOUTHBANK PROMENADE
- 34 QUEEN VICTORIA MARKET
- 35 EMPORIUM MELBOURNE
- 36 CROWN CASINO
- 37 VILLAGE CINEMAS
- 38 MCG
- 39 AAMI PARK
- 40 SIDNEY MYER MUSIC BOWL
- 41 MARVEL STADIUM
- 42 MELBOURNE PARK
- 43 ROD LAVER ARENA

A FEW OF OUR FAVOURITES

PARKS, ART & CULTURE

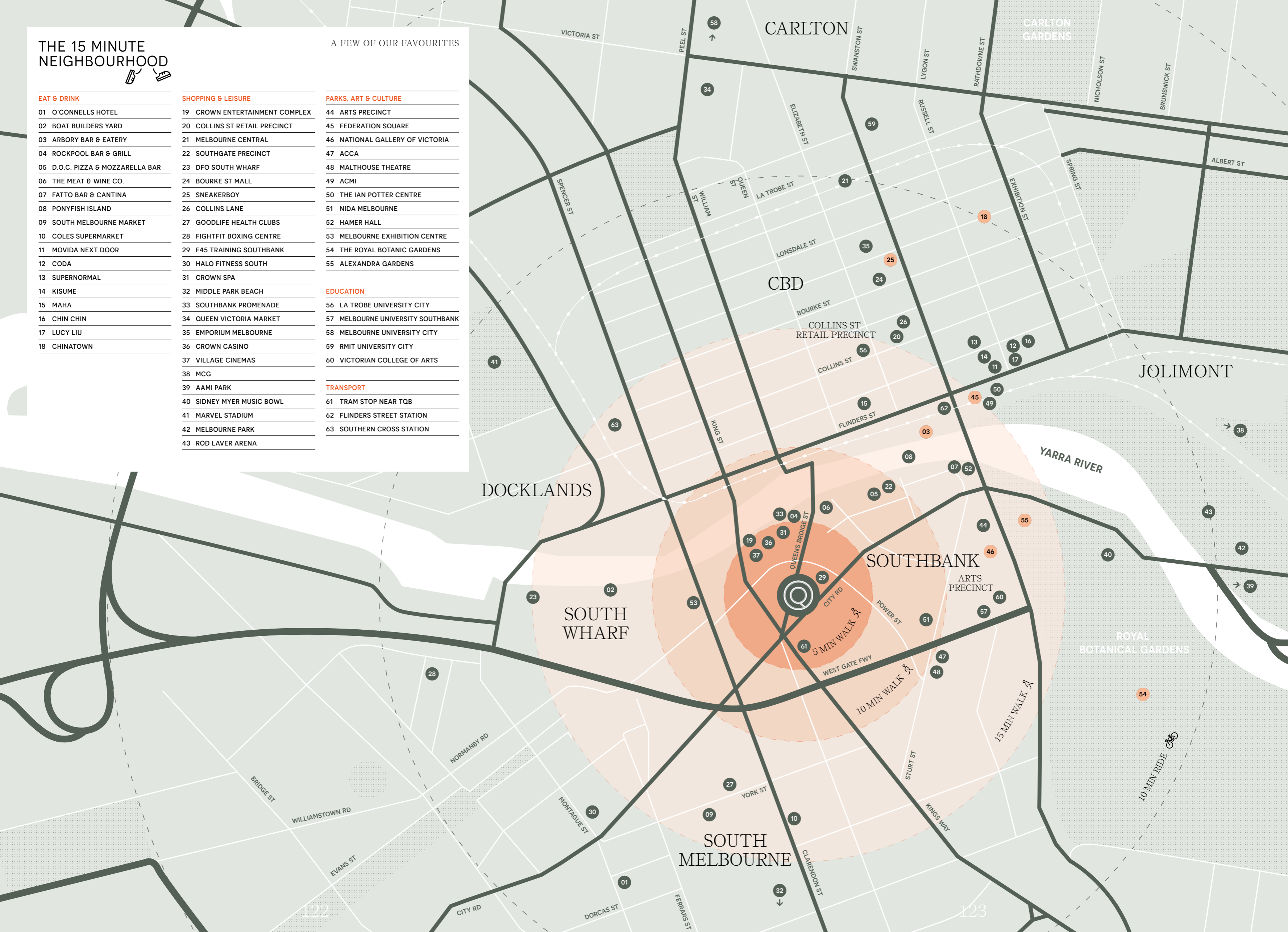
- 44 ARTS PRECINCT
- 45 FEDERATION SQUARE
- 46 NATIONAL GALLERY OF VICTORIA
- 47 ACCA
- 48 MALTHOUSE THEATRE
- 49 ACMI
- 50 THE IAN POTTER CENTRE
- 51 NIDA MELBOURNE
- 52 HAMER HALL
- 53 MELBOURNE EXHIBITION CENTRE
- 54 THE ROYAL BOTANIC GARDENS
- 55 ALEXANDRA GARDENS

EDUCATION

- 56 LA TROBE UNIVERSITY CITY
- 57 MELBOURNE UNIVERSITY SOUTHBANK
- 58 MELBOURNE UNIVERSITY CITY
- 59 RMIT UNIVERSITY CITY
- 60 VICTORIAN COLLEGE OF ARTS

TRANSPORT

- 61 TRAM STOP NEAR TQB
- 62 FLINDERS STREET STATION
- 63 SOUTHERN CROSS STATION





PORTRAITS BY MARK ROPER | FLACK STUDIO, FITZROY

THE MAKERS: CROSS CULTURE COLLABORATION



TIM PRICE, DIRECTOR OF TIME & PLACE

TIME & PLACE

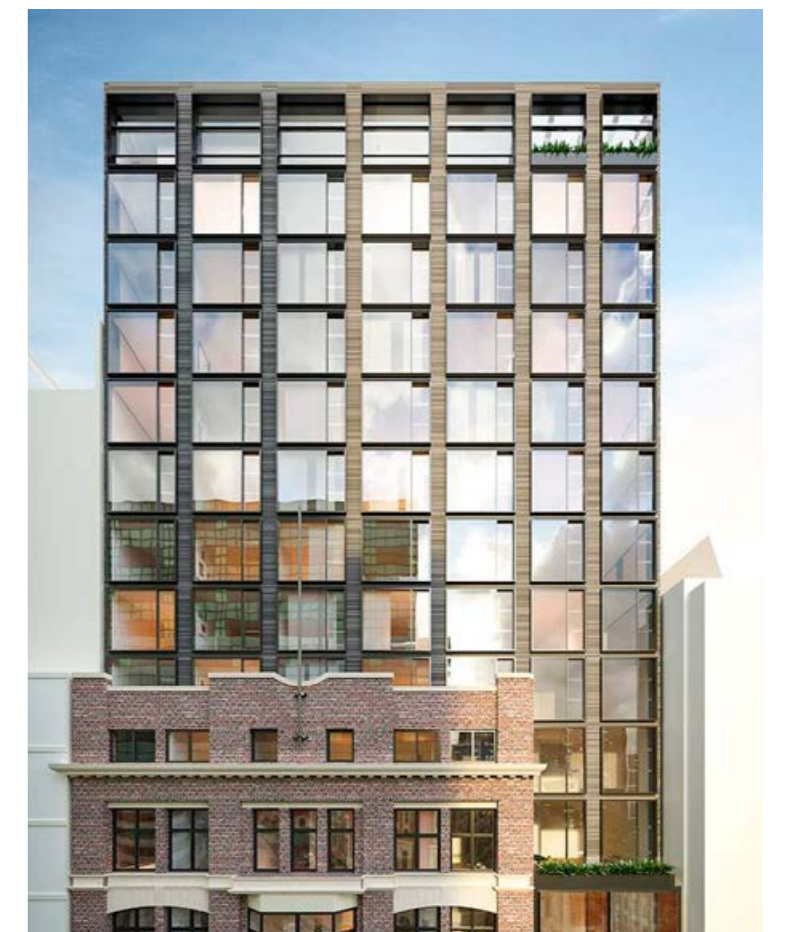
Time and Place are Melbourne based developers who pride themselves on creating properties that empower people to feel valued and energised by the places they live and work. In an age of shrinking footprints and the growing pressures of living, Time and Place are on hand to craft developments that deliver the needs of contemporary living.

“This is a significant building in the context of Melbourne. You need to be dealing with people who understand what they are doing – The Queensbridge Building extends our partnership with Hickory beyond a billion dollars of work. That represents a lot of trust and respect for one another.

The challenge for our team was to understand what Covid taught us and to innovate.

The reason we love Queensbridge so much in our office is that there is so many layers to the narrative of this project – whether it’s about urban regeneration, about creating a solution that responds to contemporary Australian living and it’s about legacy to owners and the city.”

TP



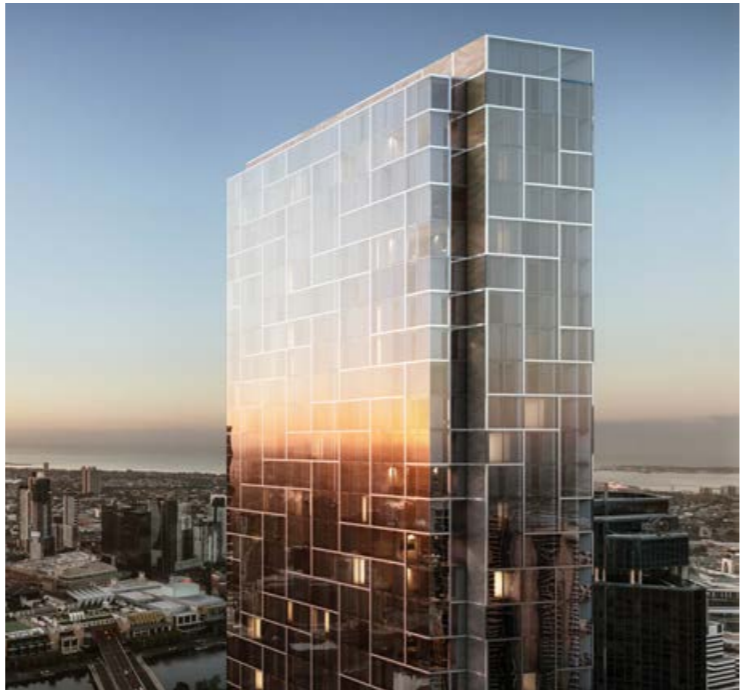
ACE HOTEL, SYDNEY
COLLABORATION BETWEEN BATES SMART X FLACK STUDIO
X TIME & PLACE

Hickory, the Melbourne based builders, have worked in tandem with Time & Place almost from the very beginning. “We’re demonstrating a new way of doing things. It’s not just the developer taking the reins,” says director Michael Argyrou, who has brought more than craftsmanship to the table.

Indeed, Hickory has infused Queensbridge with smart service and maintenance systems, ensuring a technology savvy development equipped for today and ready for the future.

“We see this opportunity to co-develop Queensbridge with Time & Place to incorporate all the lessons learnt over 30 years and really to lift the bar of how buildings are designed and delivered.”

MA



COLLINS HOUSE, MELBOURNE
PAST COLLABORATION BETWEEN HICKORY X TIME & PLACE



MICHAEL ARGYROU, DIRECTOR OF HICKORY

HICKORY

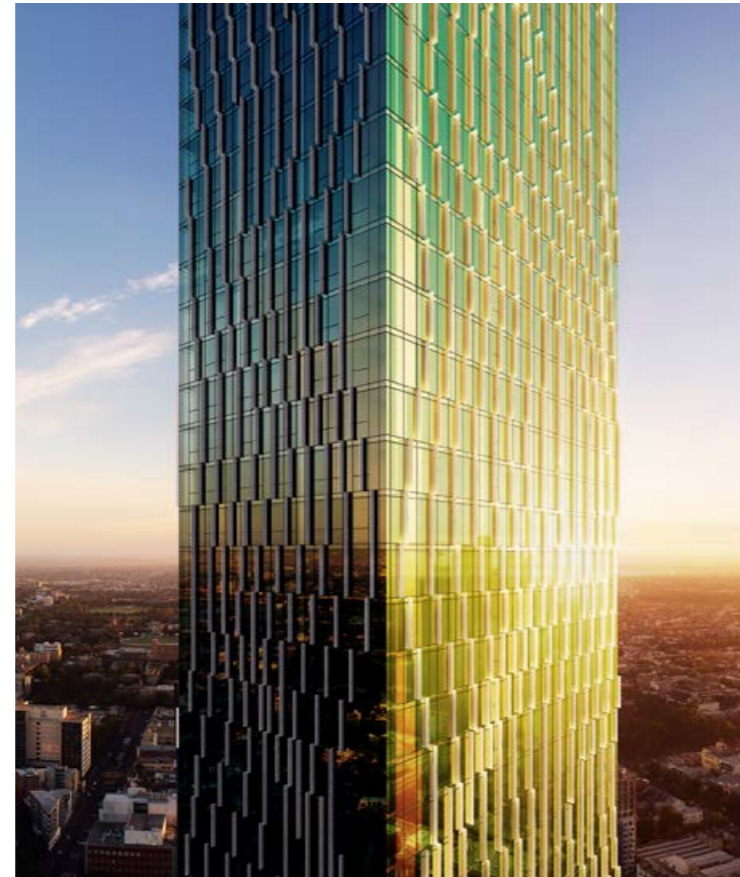
With core values of loyalty and transparency, Hickory is able to deliver excellence from project management to construction, and to leave a legacy of social responsibility. The company is also working on cutting edge pre-fabrication techniques, which have the potential to revolutionise the industry in Australia.

ELENBERG FRASER

Elenberg Fraser are experts in multi-residential architecture and interior design. Currently delivering around 42% of the apartments nearing completion and under construction in Melbourne, their expertise has been recognised through numerous industry awards. They pride themselves on creating solutions for the property market and developers, and meeting the needs of the most important client in residential architecture: the occupant.



AURORA MELBOURNE CENTRAL



VICTORIA ONE, MELBOURNE



CALLUM FRASER, DIRECTOR OF ELENBERG FRASER

“We are in the business
of designing homes,
not apartments.”

DF

DAVID FLACK, DIRECTOR OF FLACK STUDIO

FLACK STUDIO

Flack Studio is an award-winning, multi-disciplinary practice of designers and architects committed to delivering elegant and contemporary interiors. This team of young professionals keep a healthy respect for the past and an eye to the future to deliver sophisticated and easy spaces to live in.

01 POTTS POINT HOUSE BY FLACK STUDIO

02 MIDDLE PARK HOUSE BY FLACK STUDIO

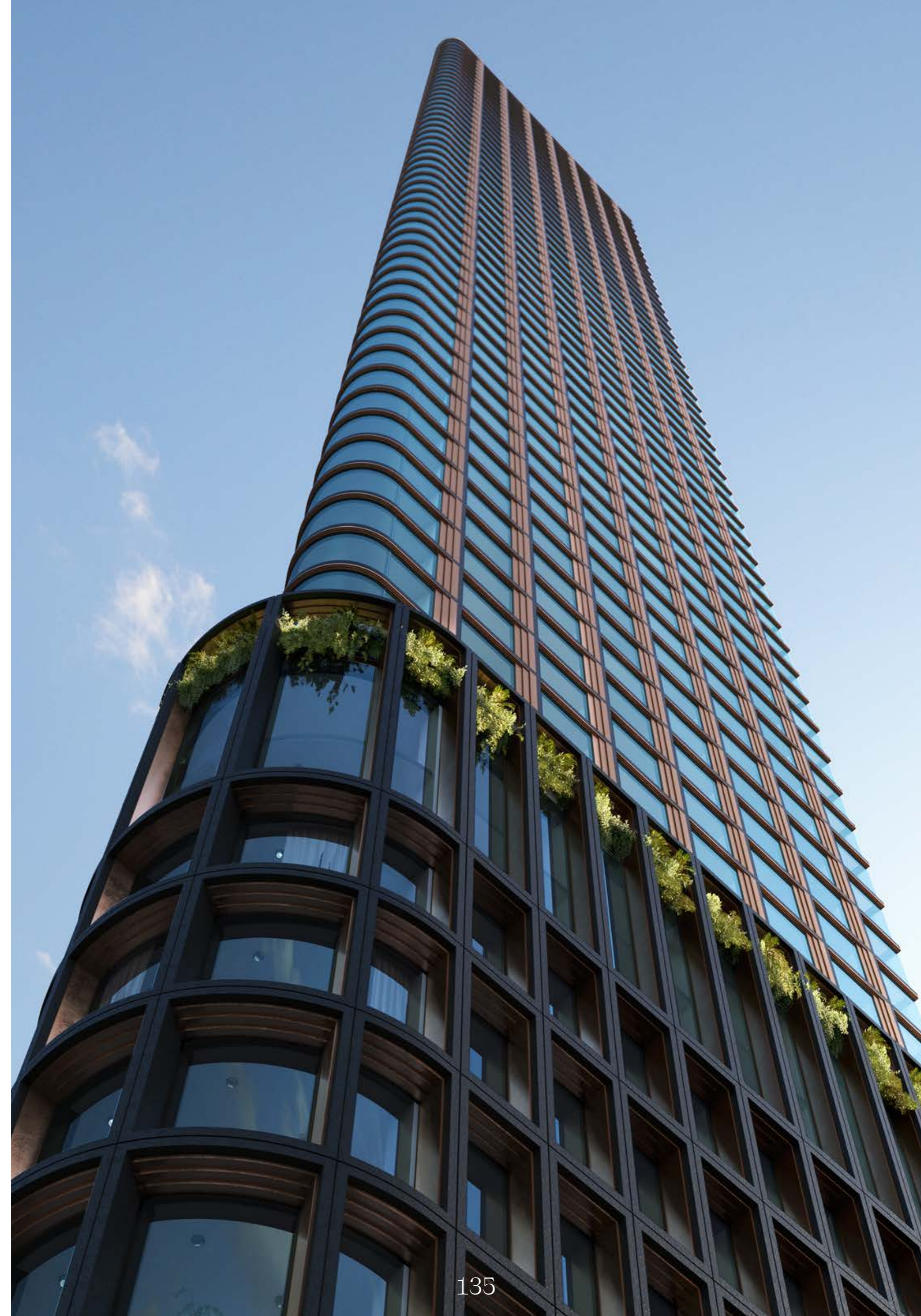
03 MIDDLE PARK HOUSE BY FLACK STUDIO



“While it is true that the Covid-19 Pandemic made some people reconsider living in urban centres, history demonstrates that cities always bounce back. They’re enduringly attractive places to live and work for good reason: we meet people here, have spontaneous interactions, access events, culture and commerce, and we feel a certain undeniable energy in them.

The Queensbridge Building is a development that is driven by community spirit, and strives to offer exceptional experiences to all. We believe it’s this philosophy that will be what revives urban living going forward. People who value cities, experiences and rich community relationships, will find a home in Queensbridge.”

TP





QUEENSBRIDGEBUILDING.COM.AU

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MaxCap
Group

**TIME &
PLACE**

hickory