



A composition of contemporary form, considered materiality and generous public space; the architecture of 17-21 University Avenue aims to redefine Canberra's Civic quarter, by providing exceptional amenity in combination with innovative design, timeless finishes and spacious living areas.

17-21 University Avenue speaks directly to the City Renewal Authority's aims for the rejuvenation of Canberra's Civic Quarter, by injecting much needed diversity into what was once a strictly nine to five commercial hub. The project leverages its location between the Australia's National University and Canberra CBD, activating the ground plane along Marcus Clarke Street and University Avenue by gently weaving in retail tenancies, encased in a generous sculpted concrete-arched colonnade. 17-21 University Avenue further activates the ground plane by addressing the significant fall in the site. This is achieved by removing the existing raised public space and reworking this with the natural slope of the site. Thorough site links permeating both towers allow for easy DDA access to laneways and the rejuvenated public spaces between the two towers, further activated by kiosk retail and seating.

Both towers draw contextual inspiration from the iconic Clem Cummings bus shelters, employing elements of the iconic curvilinear motifs in their form. The two towers are distinct in design with Tower A using elements borrowed from the hexagonal language of the Civic grid, addressing its two-street frontage of Marcus Clarke and University Avenue. Tower B remains more playful in bookending the site, with greater variation in form in its façade, inverting the language of the arch to form sculpted apartment balconies. Tower A and B are then tied together by the same language of an arched colonnade, achieved by making the colonnade for Tower B double heighted so that is a clear podium datum line carried across the two towers, further celebrating their connection. The colonnades speak directly to the local Civic landmarks of the iconic Sydney and Melbourne Buildings on Northbourne Avenue, repeating this arched language, defining Civic Quarter's extents and legibility in the city. Materiality is used to further distinguish the two towers with copper employed in the façade for Tower A and green bricks for Tower B.

NO HYDROCARBONS
FUELS TO APARTMENTS
(ALL ELECTRIC BUILDING)

ENERGY EFFICIENT
LIGHTING, HEATING AND
COOLING

SOLAR PV PANELS

ELECTRIC INDUCTION
COOKTOPS

PROCUREMENT OF
RENEWABLE ELECTRICITY
VIA COMMUNITY POWER
PURCHASING AGREEMENT

ELECTRIC HEAT PUMP FOR
DOMESTIC HOT WATER
(HYDRONIC HEATING)

EV CHARGING STATIONS
AVAILABLE

WATER EFFICIENT
FIXTURES

GREEN LANDSCAPE ON
BALCONIES, COMMUNAL
AREAS AND AT STREET LEVEL

WASTE SEPARATION
FACILITIES (DEDICATED
RECYCLING & GARBAGE
CHUTE)

RAINWATER CAPTURE AND RE-
USE WITH TANKS FOR TOILET
FLUSHING AND IRRIGATION

BIKE WORKSHOP

AMPLE BIKE PARKING
PROVIDED