

NEIGHBOURGOOD RESERVE

35



Framecore (Pty) Ltd constructed 35 no. luxury apartments in the heart of the mother city for The Neighbourgood. The project boasts a concierge, office space, apartments and communal space. The apartments are aimed at short- and medium-term rentals for the young, trendy and fast moving.



2020

The project commenced in late 2020 and was split into five different phases – Demolition works, Construction of a mock unit, Construction of 24 apartments (floor 2 and 3) followed by office space (floor 1) and finally an additional 11 apartments and rooftop common space (floor 4 and 5). Due to the phasing, the project stretched over a 1.5 year construction period.



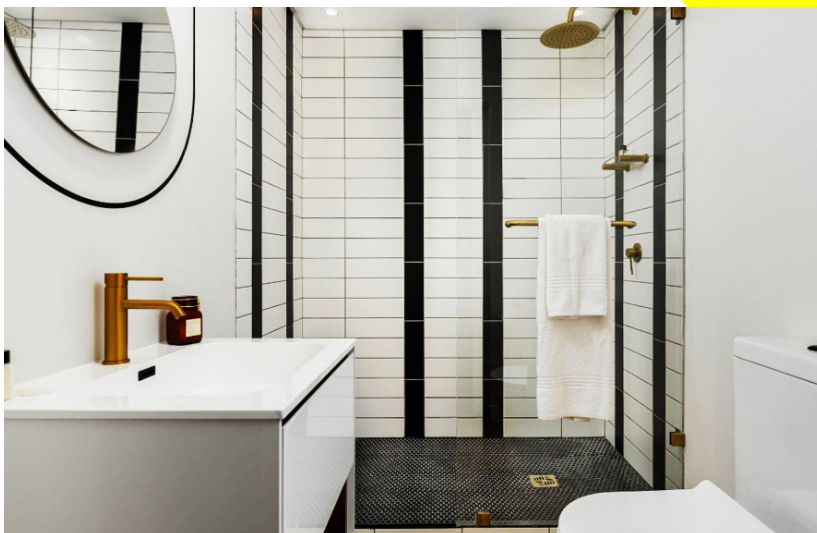
131

The Neighbourhood Reserve is tucked safely between two high rise buildings within the previously known ABC (African Banking Corporation) building at 131 Adderley Street. Part of the project's final phase was to construct a rooftop entertainment area and balcony overlooking the city with a view of the Table Mountain skyline.



5

The Neighbourgood Reserve building consists of 5 different floors with the ground floor being a concierge, the first floor housing office space and a communal boardroom, the second, third and fourth floors consist of apartments and finally the fifth floor boasting an entertainment and rooftop area.



Due to the challenging location the team had to come up with innovative solutions to ensure the construction of the project was a success. Logistics in the heart of the city, cramped working environment, load restrictions of the existing structure, circulation space within the building and neighbouring / tenanted buildings (noise!) were only a few challenges that had to be considered on a daily basis during construction. Despite this the team put their heads together and made this building come to life.

Not

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See the project team:
www.projectboards.org/eight/neighbourgood-reserve

