

# sandlewood house



Restoring a building more than 100 years old from a condemned state is a challenging task, especially when that building is in one of Perth CBD'S busiest streets and its staircase has been stolen.

The building was in need of a major upgrade to suit modern commercial usage and to maintain its building classification, with owners Kenneth and Berta VonBibra making the decision to reclassify the building for character premium-grade boutique office accommodation.

Total Project Solutions took on an eight month refurbishment program which presented some interesting challenges. These included:

- ▲ Issues with access and safety where parts of the building were so condemned that they had to be demolished before they could be rebuilt
- ▲ Having to incorporate air-conditioning and data cabling into a 100 year old building
- ▲ Recreating a Victorian-style staircase to replace the stolen one, ensuring it met current standards to comply with disabled access.

The final result transformed the building from a dilapidated building of about 250sqm of usable space to just over 400sqm of boutique office space.

*"The quality of the workmanship and the care in which our plans were carried out was a great credit to Harvey Symmons."*

**Berta VonBibra**  
PROPERTY OWNER