

Lyall Hotel

The Lyall Hotel stands at 16 Murphy Street in South Yarra, on the residential edge of the suburb's commercial core, a short walk from the Toorak Road shops and the Royal Botanic Gardens. The project was valued at $50 million and completed in 2017, with DKO Architecture as architect. The hotel provides 50 rooms and suites, with a restaurant, bar and guest amenity. The published hotel material describes the property as a boutique hotel in a leafy South Yarra street, and the building was reimagined and reopened in 2024 following the works recorded here. The governing constraint is the operating hotel and the residential street. A boutique hotel in a South Yarra street has to hold its guest arrival, servicing and back-of-house within a building that reads as residential from the street, and the refurbishment has to be sequenced so the property can keep trading. Baracon's role on the project runs through the development. The project was valued at $50 million and completed in 2017, and the project file sits within Baracon's current project management system alongside the Lyall Residences at 18 Murphy Street. The hotel reopened in 2024 as The Lyall with 50 rooms and suites, and it remains the practice's South Yarra hospitality project. It sits with Baracon's South Yarra hospitality and residential work, and it is the only hotel project in the portfolio other than the Windsor Hotel.

PROJECT LOCATION
16 Murphy St, South Yarra

PROJECT YEAR
2017