

SXY2

SXY2 is an apartment development in South Yarra, on Claremont Street where the suburb's apartment towers stand between the Chapel Street retail strip and the Yarra. The building holds 56 apartments. The apartments are served by a single basement and a ground-floor lobby, with the retail and office amenity of Chapel Street a short walk away. The apartments are arranged above a ground-floor entry, with the residents' amenity and parking in the basement. The governing constraint is the second stage. SXY2 was sold and built after the SXY building next door, so the campaign had to differentiate it from the earlier project, and the construction had to work on a site bounded by an occupied building and a narrow street. Baracon's role was sales and marketing and project superintendent. The appointment covered the campaign and pricing for the 56 apartments and the superintendent's certification of the construction and the close-out of defects. SXY2 was completed in 2021 at $30 million. It sits with SXY, the SXY2 display suite and the SXY2 penthouse as the four projects Baracon delivered on the same South Yarra street.

PROJECT LOCATION
South Yarra, VIC

PROJECT YEAR
2021

STATUS
Completed

BARACON'S ROLE
Sales & Marketing and Project Superintendent