

HD Eager investors snap up Canberra House redevelopment

BY By Meredith Clisby Domain Editor

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STRONG INTEREST: The Mayfair apartments officially hit the market on Saturday but 45 units have already been **sold**.

The **residential** development set to replace Canberra House attracted almost 50 buyers before the apartments even hit the market. The Mayfair apartments, in a 16-storey, 191-unit complex, are soon to be built on the corner of West Row and Alinga Street in the city. The development application for the project, which includes the demolition of the Canberra Club annex, was recently approved by the ACT Planning and Land Authority. The Morris **Property Group** project will officially hit the market on Saturday with about 45 apartments already **sold**. There will be 48 one-bedroom apartments, 126 two-bedroom and 17 three-bedroom apartments. Prices range from \$375,900 to

\$1,079,900. Morris **Property Group** Canberra director Louise Morris said the project had been well received, which was a testament to the fact that people wanted to live and work in the city. The developers may have become

one of the first companies in the ACT to remove the fourth level of an **apartment** building. Ms Morris said the developers had learnt the number four was considered unlucky in **Chinese** culture as it meant death. She said they were

not targeting **Chinese** buyers particularly but trying to make the complex attractive to as diverse a market as possible. ¹/₂In that spirit, we've omitted the fourth floor, ¹/₂ Ms Morris said. The developers of what will be the

tallest **residential** tower in Sydney have removed all levels and **apartment** numbers containing the number. Colliers International **residential** project marketing director Derek Whitcombe said there had been a

mix of buyers for the Mayfair apartments, including first home buyers, downsizers and investors. He said the three-bedroom apartments would be the most attractive to downsizers looking to live close to amenities. Mr Whitcombe said there was always an expectation of high sales in well-located quality developments. The Mayfair apartments will include ground-floor retail, an arcade, a three-storey above-ground car **park** and a 12-storey **residential** component. The complex will have a podium- level courtyard and a gymnasium. Demolition work is expected to begin soon and construction is anticipated to start early next year. The Canberra House office tower and basement will be retained. The display suite, which will be launched on Friday, will be open seven days a week from Saturday.

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