



K11 ELYSEA MIXED-USE PROJECT

Location	: Shanghai, China
Date of Completion	: 2025 (anticipated)
Site Area	: 17,170sqm
Client	: New World China Land Limited
Credits	: Lead8, BIG, Ecadi
Role	: Masterplanning Design, Project Architect, Design Architect of Office Tower & Podium
Award	: 2025 Better Future Hong Kong Design Awards – Gold Award (Architecture - Commercial – International) 2023 MIPIM Asia Awards – Best New Development – Gold Award

Project Description:

K11 ELYSEA project sits in one of the most prestigious locations in the district with a site area of 17,170 sqm. The project has a total developable area of 68,683 sqm above ground for retail, office and cultural use, with 58,810 sqm below ground for retail and carparking. The project design consists of a 120-metre high office tower and a five-block commercial complex, complemented with a landscaped courtyard, urban farms and garden piazza connecting to the Huaihai Park forming an urban oasis. The office tower is envisaged to become an iconic landmark with a hint of modern Art Deco style echoing K11's vision: Art – People – Nature.

The central axis of the master layout plan took reference from the original historical buildings adjacent to the site. Through careful studies of composition and people movement the design aims to create inviting spaces and enable place-making. The culturally-rich commercial complex is inspired by the legacy of old Shanghai, including an art gallery, a luxurious flagship store and several craft boutiques.

L&O has been appointed as the Project Architect for this mixed-use development, masterplanning design and the Design Architect of the office tower & retail podium.

