

Renewal is a key tactic

THE RECENT renovation of 1 Sixty Jan Smuts Avenue in Joburg's cosmopolitan Rosebank business district is in line with Growthpoint Properties' aim to grow and improve its office portfolio throughout SA, says Rudolf Pienaar, fund director of offices at Growthpoint Properties.

The R36 million refurbishment was carried out during tenant occupation.

Located at the highly visible and busy intersection of Jan Smuts Avenue, Tyrwhitt Avenue and 7th Street, the office property is a landmark in the node. The new Rosebank Gautrain station is a three-minute walk away, as are the prime malls, hotels and galleries for which Rosebank is renowned.

The newly announced Joburg campus for the South African School of Applied Psychology has recently taken premises at 1 Sixty Jan Smuts Avenue, adding to the tenant mix at



1 Sixty Jan Smuts Avenue which has recently been refurbished by Growthpoint Properties.

the building.

Due to the application of green principles throughout the space, the property is generating greater energy efficiencies, resulting in reduced operating costs.

Pienaar says all lighting in the common areas such as receptions, ablutions and passages were

replaced with LED lights, as well as all internal feature lighting, which gives a reduction of 50w to 7w a globe.

The five basement levels include infrared occupancy sensors and day-night timers were fitted to all external lights, as well as the common areas of the lower and upper

ground floors.

"Redevelopment and renovation of properties throughout the Growthpoint Properties office portfolio is a key strategy for us and will remain a strong focus in the future," says Pienaar.

● For further information contact Pienaar at 011 944 6000.