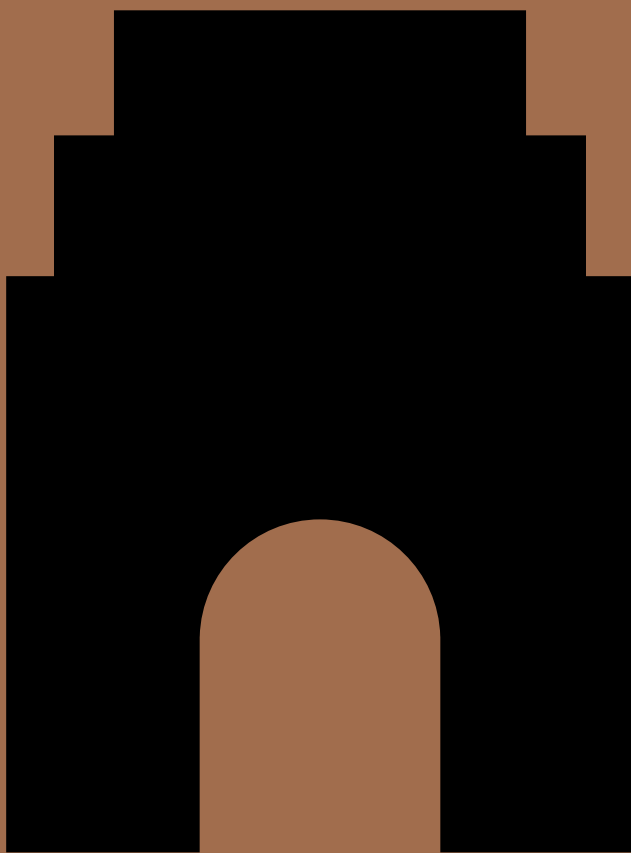
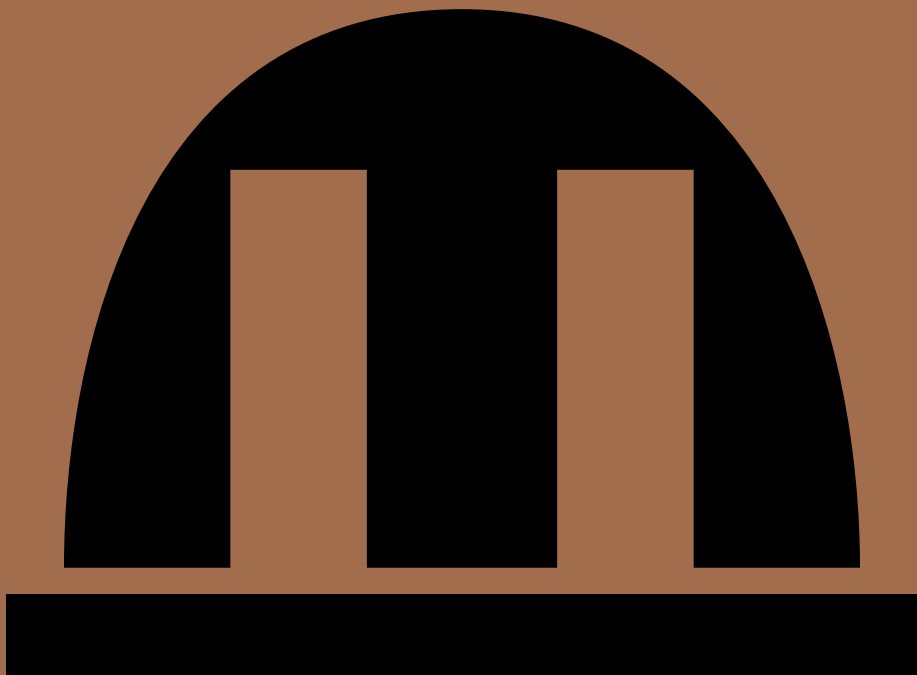


**PAVILION STUDIOS  
WORKSPACES FOR ARTISTS,  
DESIGNERS AND GREAT THINKERS**



**PAVILION STUDIOS  
14, 17 KENDALL LANE  
NEWACTON CANBERRA ACT 2601**

FOR LEASING ENQUIRIES PLEASE CONTACT  
LEASING@MOLONGLO.COM

A MOLONGLO PROJECT

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## HELLO MOLONGLO

Molonglo was established in 1964 and has offices and active projects in Athens, Canberra, London and Melbourne. Their publishing and built projects are mutually influential, creating a perpetual circle between practice and theory, which places them at the forefront of critical thinking about how places are made, inhabited and sustained. Much of their work over the past decade has been on the progressive restoration of New Acton, a mixed-use precinct on the edge of Canberra's city centre which we would like to talk to you about some more.

Evidently, Molonglo see the boundaries of property development, as well as who we are and how we work with each other, as fuzzy. Our process is often collaborative and cross-disciplinary, which allows for enormous fluidity, flexibility and disjunction in creative making. We invest heavily in tenants and sites; we care about each detail; we are devoted to the best design, management and functionality of our buildings.



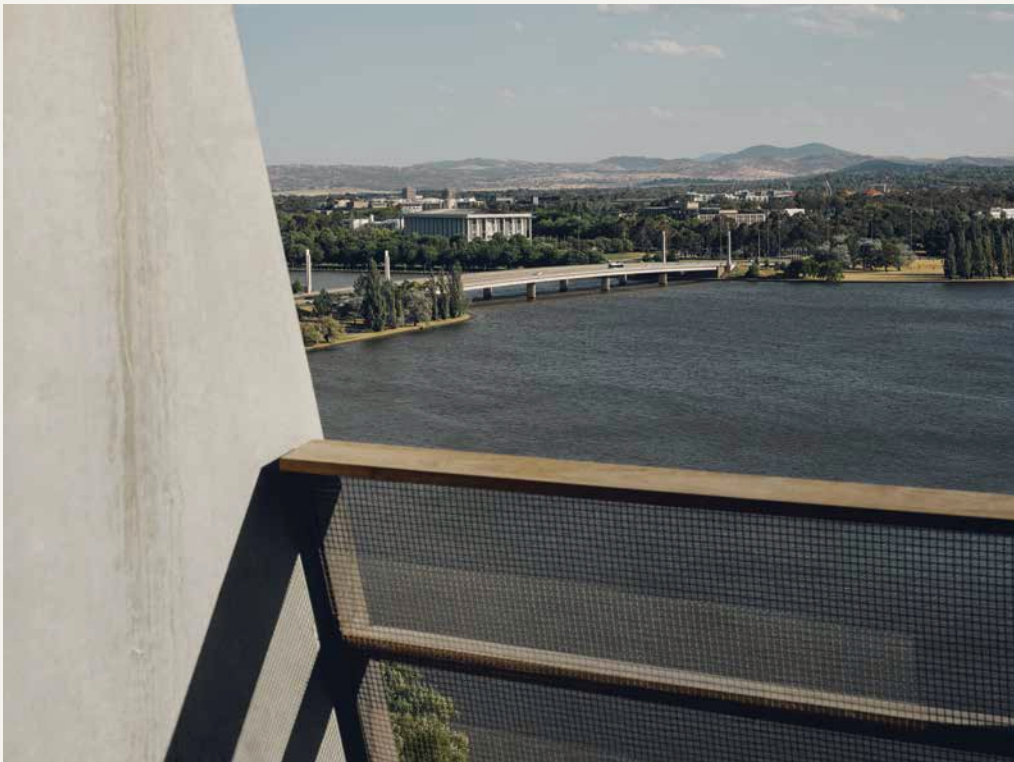
MOLONGLO STAFF PHOTOGRAPHED WITH COLLABORATORS



A WORKSHOP ABOUT TALL BUILDINGS HOSTED BY MOLONGLO

## CANBERRANS

Modern Canberra, until recently, has been a support network for parliament and her public servants. Yes the big news story in town still is – and will continue to be – a visiting monarch, or political scandal, but like Washington D.C., the city has developed a beating heart and life of its own that is independent of its political origins.



CANBERRA LANDSCAPE BY SCOTTIE CAMERON



EXHIBITION OPENING AT NEWACTON

Look around and you'll see that for the first time, people would prefer to stay in town to make a name for themselves, rather than fight for space on the crowded stages of Sydney or Melbourne. This new Canberra population is active and engaged, well-educated and by national standards, well-heeled. Many have travelled, and many are international wanderers who alighted in Canberra and never left. They are mothers, grandparents, thinkers, students, children, lawyers, administrators and artists. They are like any city: a diverse crowd. They need architecture and landscaping that supports their free and independent movement around the city.



## NEWACTON

NewActon is a neighbourhood built on the heritage grounds of Acton House, a late 1920s temporary housing facility built for newly arrived employees of the colonial capital.

Molonglo designed NewActon to do at a precinct scale what the Burley Griffins had planned to achieve for the city: gardens that deliver produce and respite to residents and visitors; nature and architecture collide; and the architectural envelope folds into flora and art.

NewActon is layered with seven buildings, interwoven with gardens, terraces and courtyards, and houses around 750 residents and 1,200 workers.

The precinct's two final built editions speak volumes of the granularity of NewActon. The first is the Nishi building – a 16-level 220-apartment residential building joined to a 10-level commercial building, and one of Australia's most radically sustainable buildings. The second is the little shed designed by Myles Chandler who operates the Goodspeed Bicycle Co. that is housed by this small, simple and beautiful structure. Completed in 2015, it is slowly being overgrown with plants, dissolving into the surrounding gardens.



THE GARDENS AT NEWACTON



## BUSINESSES ON SITE

### Hotels:

- Breakfree Capital Tower
- Ovolo Nishi
- Peppers Gallery
- QT Canberra

### Cafes, restaurants and bars:

- Bicicletta
- High Jinks
- Fekerte's Ethiopian
- Makeshift
- Mocan and Green Grout
- Monster Kitchen and Bar
- Morning Glory
- Parlour Wine Room
- Rebel Rebel

### Retail and services:

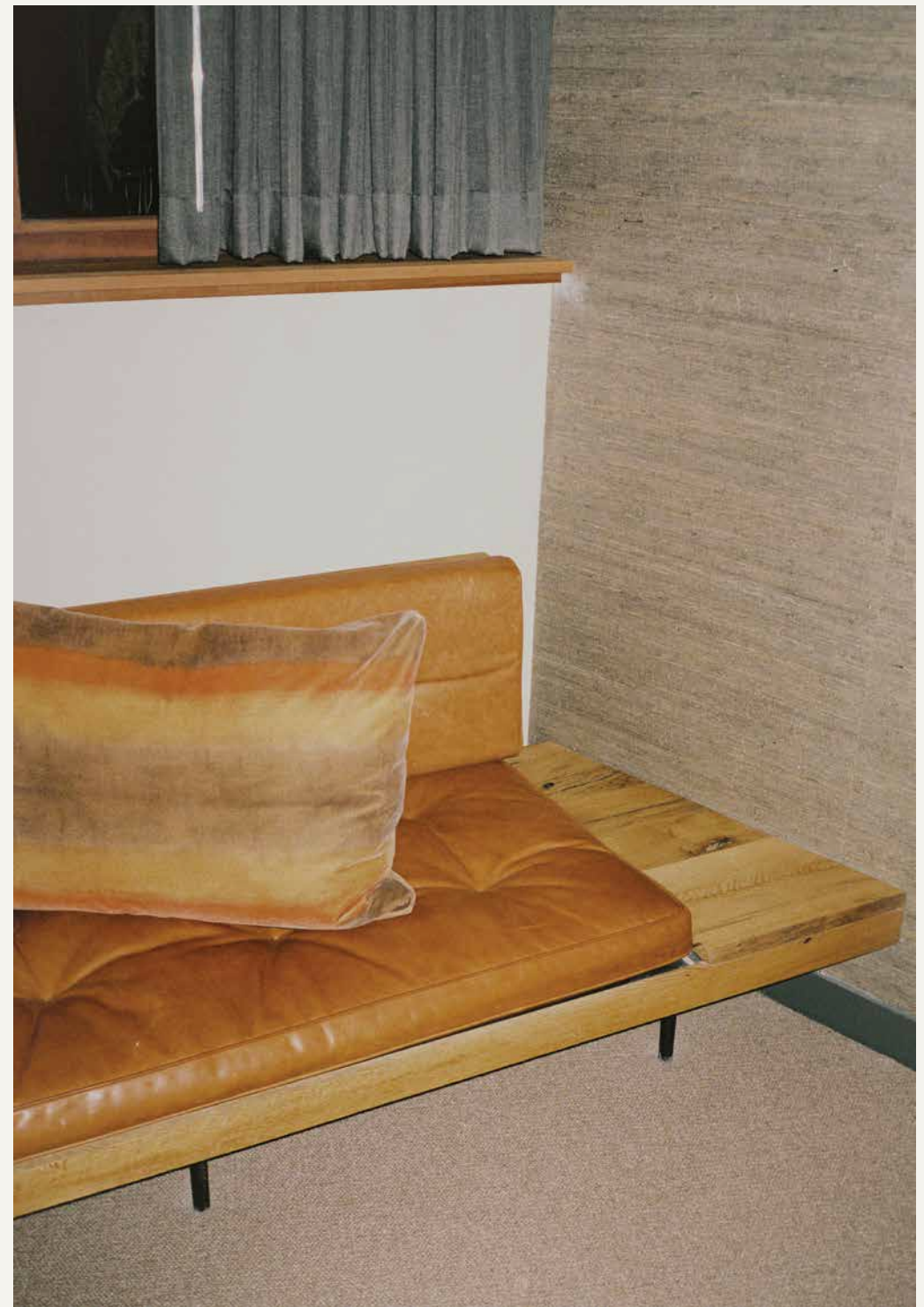
- Capital Mart
- Goodspeed Bicycle Co.
- Palace Electric Cinema
- Roji Salon

## PROGRAMMING

- Collaborations with cultural institutions resulting in dinners, performances and lectures across cafes, restaurants and courtyards

## TRANSPORT

- Adjacent to the special cycle/footbridge over Parkes Way which links the site to the Lake Burley Griffin Foreshore cycleway for safe, traffic-free jogging, walking, and cycling
- Airbikes and NewActon-owned share bikes on site as well as bike racks
- PopCar car sharing on site
- Close to public transport including a free city shuttle
- 350-plus public car parks with 1,000 more in the immediate area
- Long-term licences for dedicated car spots on request



OVOLO NISHI HOTEL





**MONSTER KITCHEN AND BAR**



**HIGH JINKS BAR**



**PARLOUR WINE ROOM**





**MOCAN AND GREEN GROUT CAFE**



**TAKEAWAY PIZZA FROM RESTAURANT BICICLETTA**



**GOODSPEED BIKE SHOP**

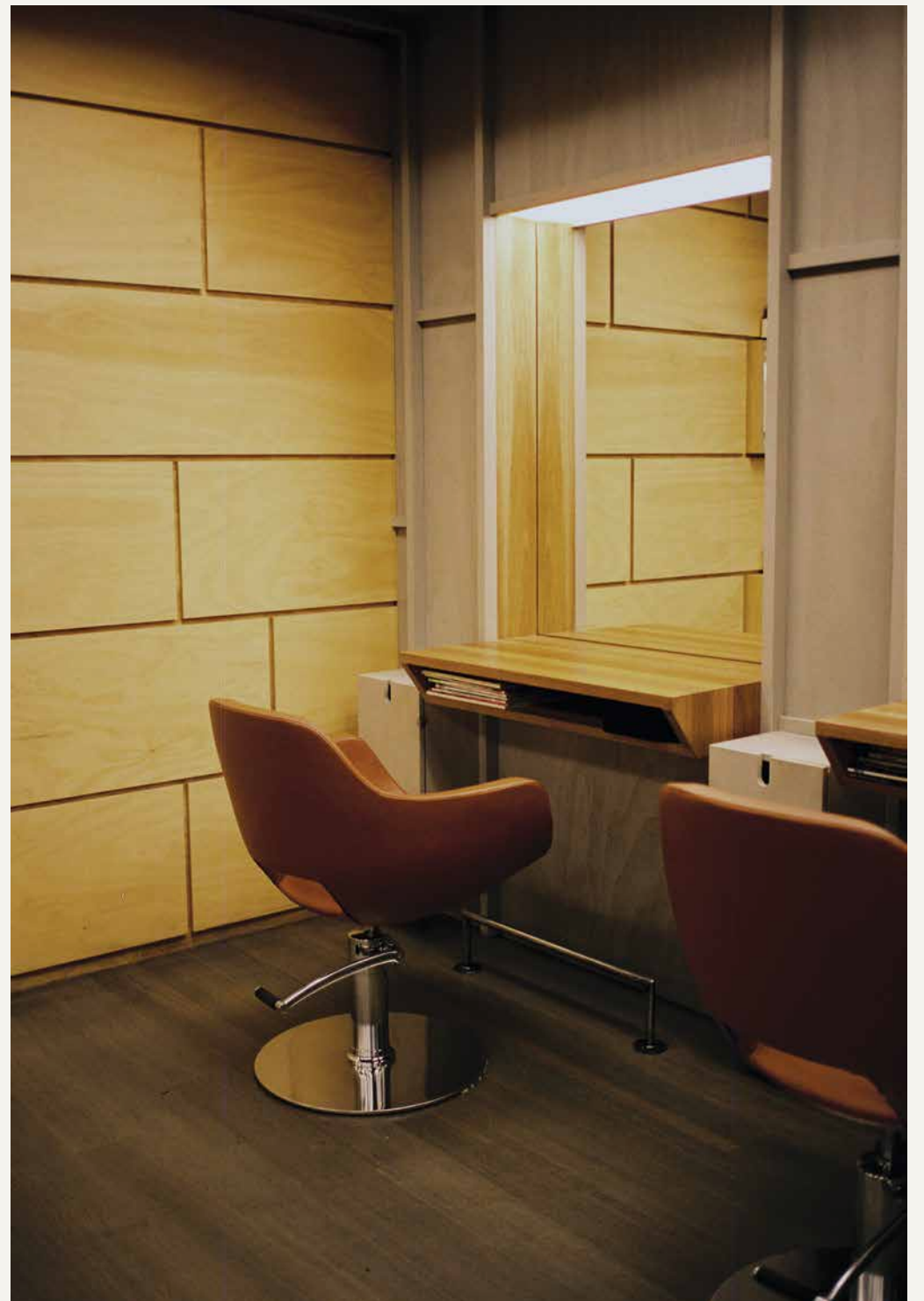




PEPPERS GALLERY HOTEL



PALACE ELECTRIC CINEMA



ROJI HAIR SALON



## PAVILION STUDIOS

Pavilion Studios has two locations at NewActon. Individual studios are located at 14 Kendall Lane in a building formerly known as Hotel Acton. Built in 1927, Hotel Acton was once accommodation for administrative staff and officials transferred to Canberra for the opening of Parliament House and government departments.

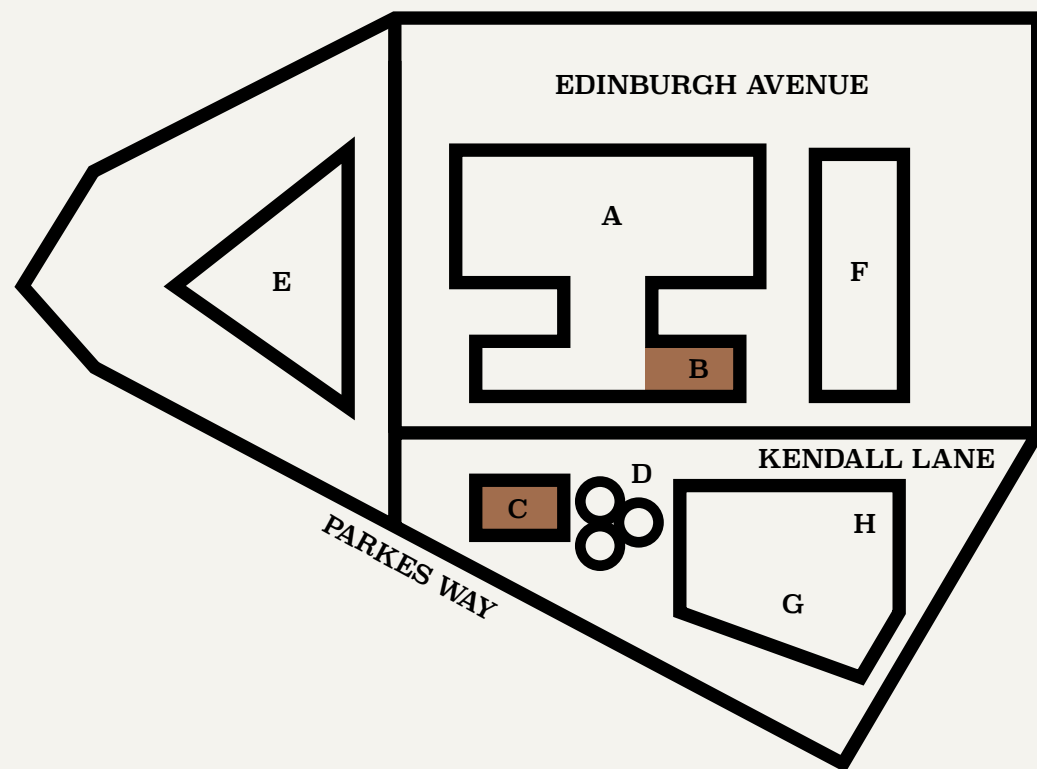
Shared workspaces are located at 17 Kendall Lane in a landscape and building designed by Oculus and Hungerford + Edmunds architects. The space is bathed in natural light, with high ceilings, floor-to-ceiling windows, raw finishes and garden views. It sits quietly on the southern end of the precinct.



THE JOHN AVERY GARDENS OUTSIDE PAVILION STUDIOS WORKSPACES

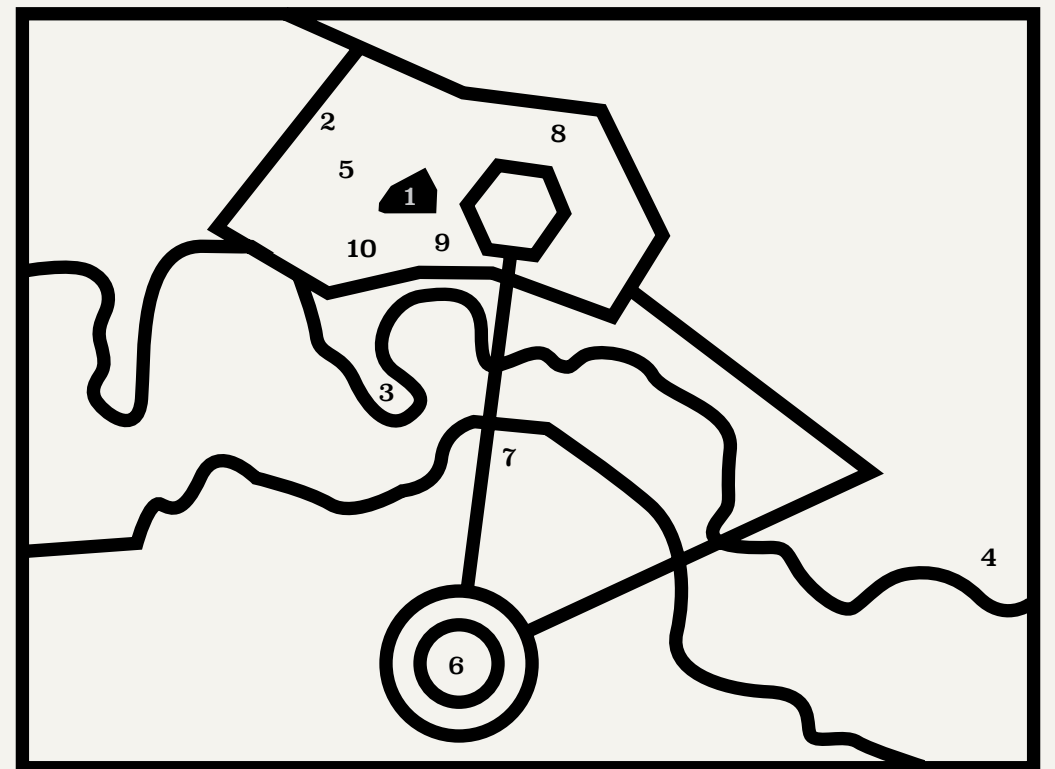


MAP OF SITE



- A. PAVILION
- B. PAVILION STUDIOS 1-8
- C. PAVILION STUDIOS WORKSPACES
- D. JOHN AVERY GARDENS
- E. NISHI
- F. EAST
- G. SOUTH
- H. KENDALL LANE THEATRE

LOCATION



- 1. NEWACTON
- 2. AUSTRALIAN NATIONAL UNIVERSITY  
5 minute walk
- 3. NATIONAL MUSEUM OF AUSTRALIA  
20 minute walk or 10 minute drive
- 4. CANBERRA INTERNATIONAL AIRPORT  
12 minute drive
- 5. NATIONAL FILM AND SOUND ARCHIVE  
5 minute walk
- 6. PARLIAMENT HOUSE  
12 minute drive
- 7. NATIONAL PORTRAIT GALLERY  
8 minute drive
- 8. BRADDON  
7 minute drive
- 9. LAKE BURLEY GRIFFIN  
3 minute walk
- 10. UNIVERSITY HOUSE  
6 minute walk

**Pavilion Studios is a series of offices and workspaces for artists, designers and other great thinkers, as well as the Canberra outpost for larger interstate and international practices.**

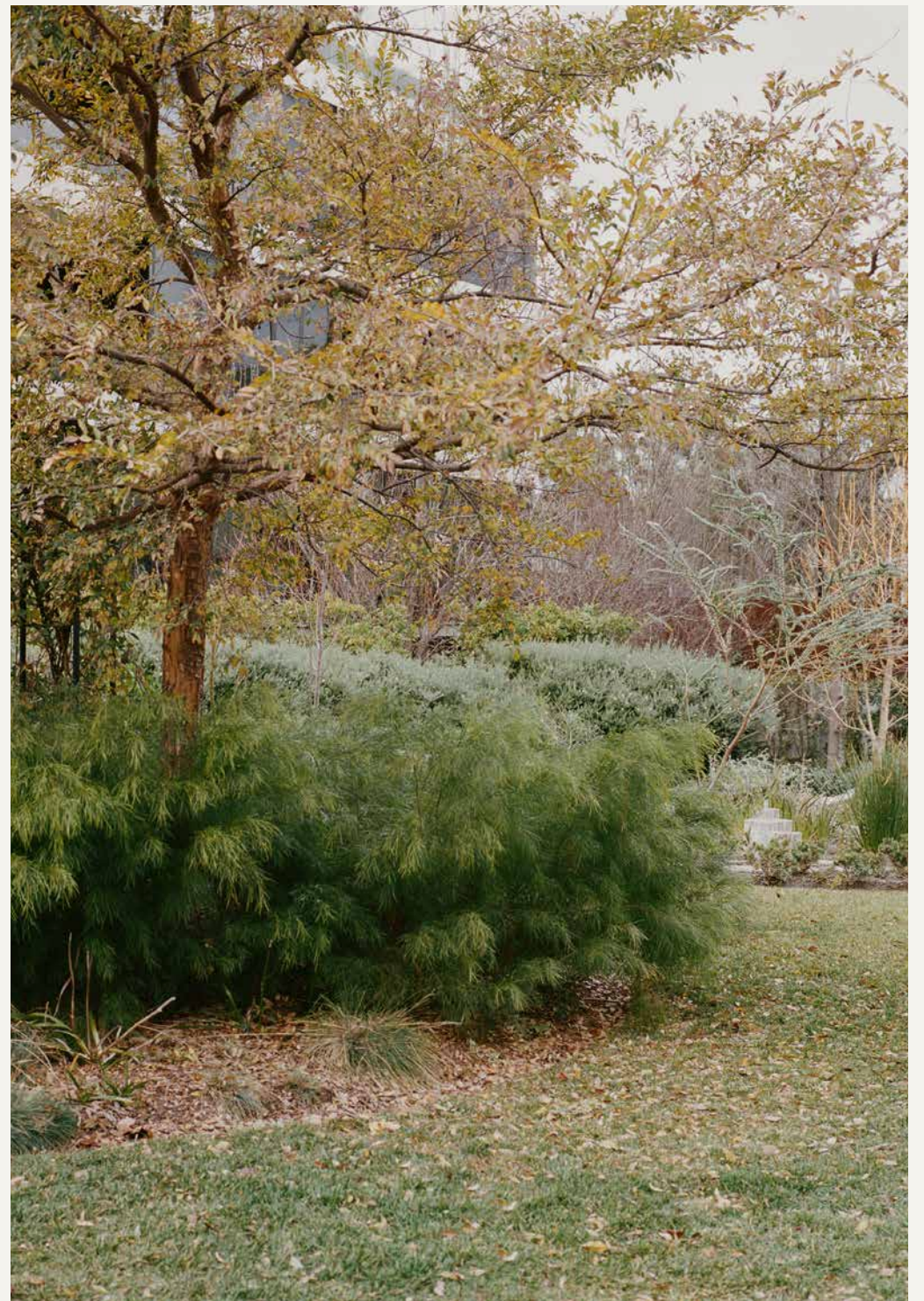
**Individual studios are unique in their size, layout and character; some have beautiful timber floors, while others have stone or carpet. All have crisp white walls and receive ample natural light. The studios are ideal for solo practitioners and small teams.**

**Shared workspaces are bathed in natural light, with high ceilings, floor-to-ceiling windows, raw finishes and garden views. The workspaces are ideal for small businesses, freelancers and consultants and include access to a communal lounge and meeting areas, lockers and private phone booth.**

**Both the studios and workspaces include:**

#### **FACILITIES**

- **Reliable and speedy internet.**
- **Recently refurbished washrooms and kitchenettes.**
- **Cleaning and all consumables (toilet paper, soap, sanitary bins).**
- **Lockable storage.**
- **A secure front door Salto digital lock to be accessed via a tenant's phone.**



**THE JOHN AVERY GARDENS OUTSIDE PAVILION STUDIOS WORKSPACES**



## WORKSPACES



ENTRY, 17 KENDALL LANE





LIGHT-FILLED WORKSPACES, 17 KENDALL LANE



BREAKOUT SPACE, 17 KENDALL LANE





**FLOOR-TO-CEILING WINDOWS WITH GARDEN VIEWS, 17 KENDALL LANE**



# STUDIOS



ENTRY, 14 KENDALL LANE





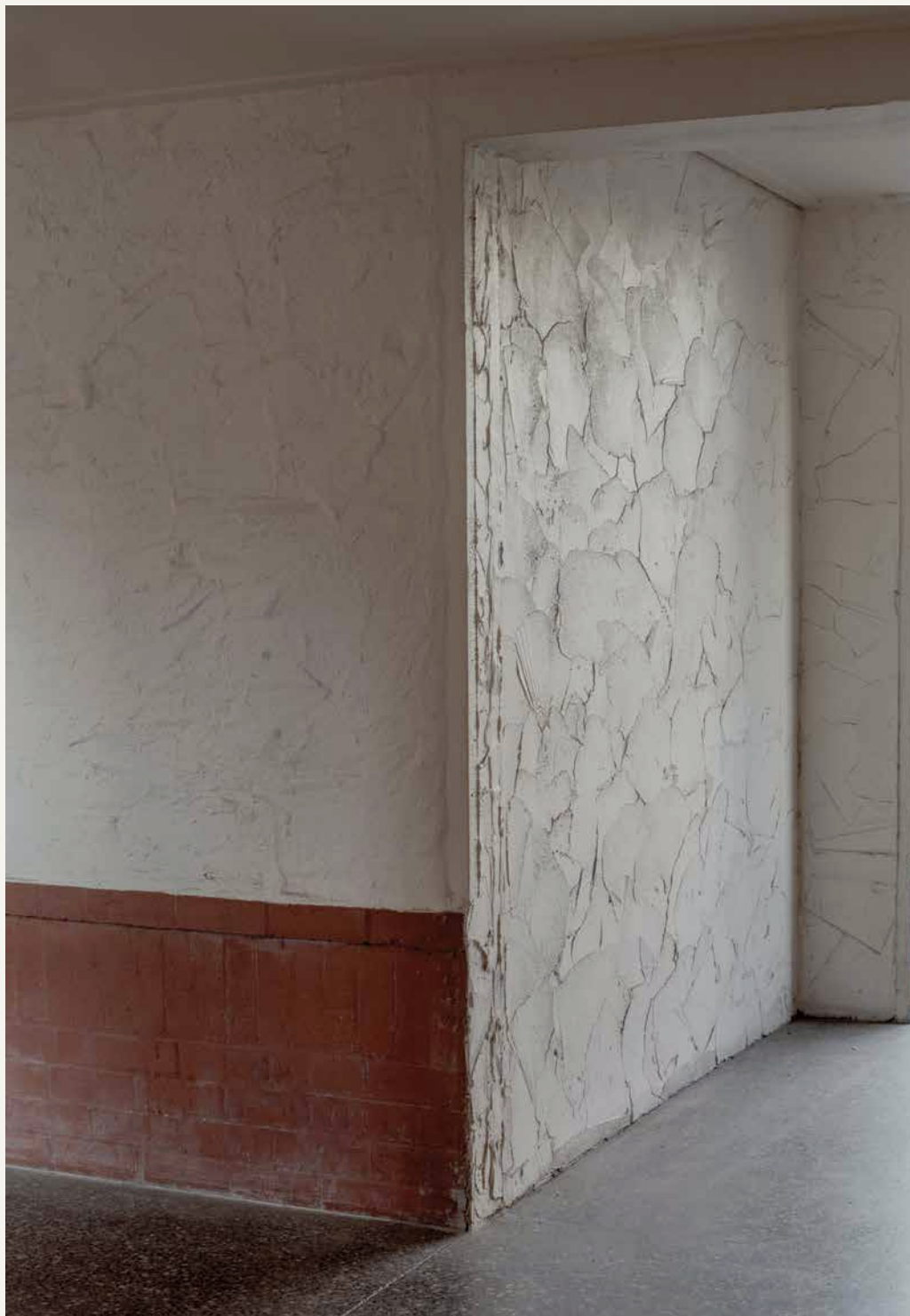
**14 KENDALL LANE, SURROUNDED BY ESTABLISHED TREES**



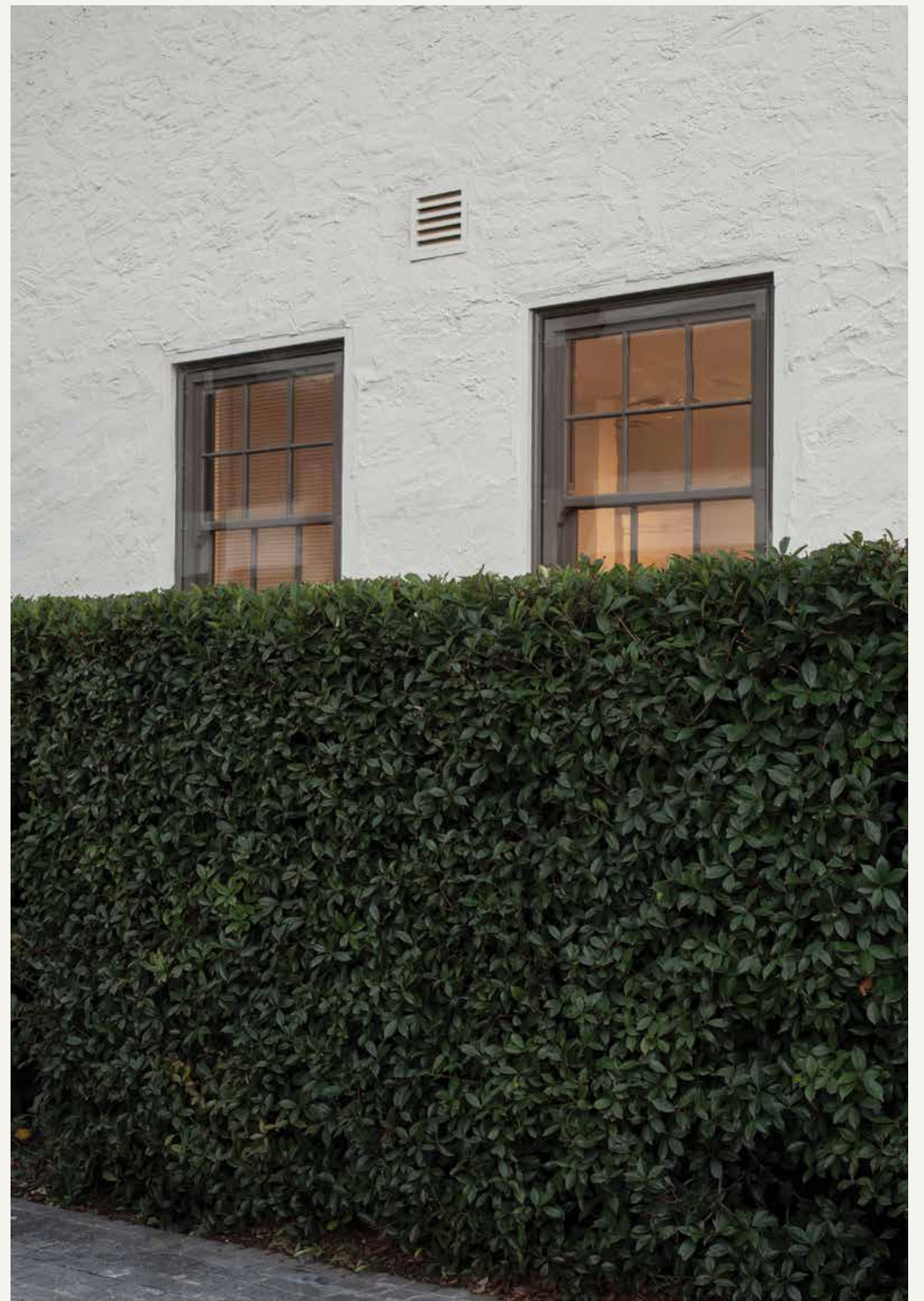


14 KENDALL LANE BUILDING EXTERIOR





14 KENDALL LANE BUILDING EXTERIOR

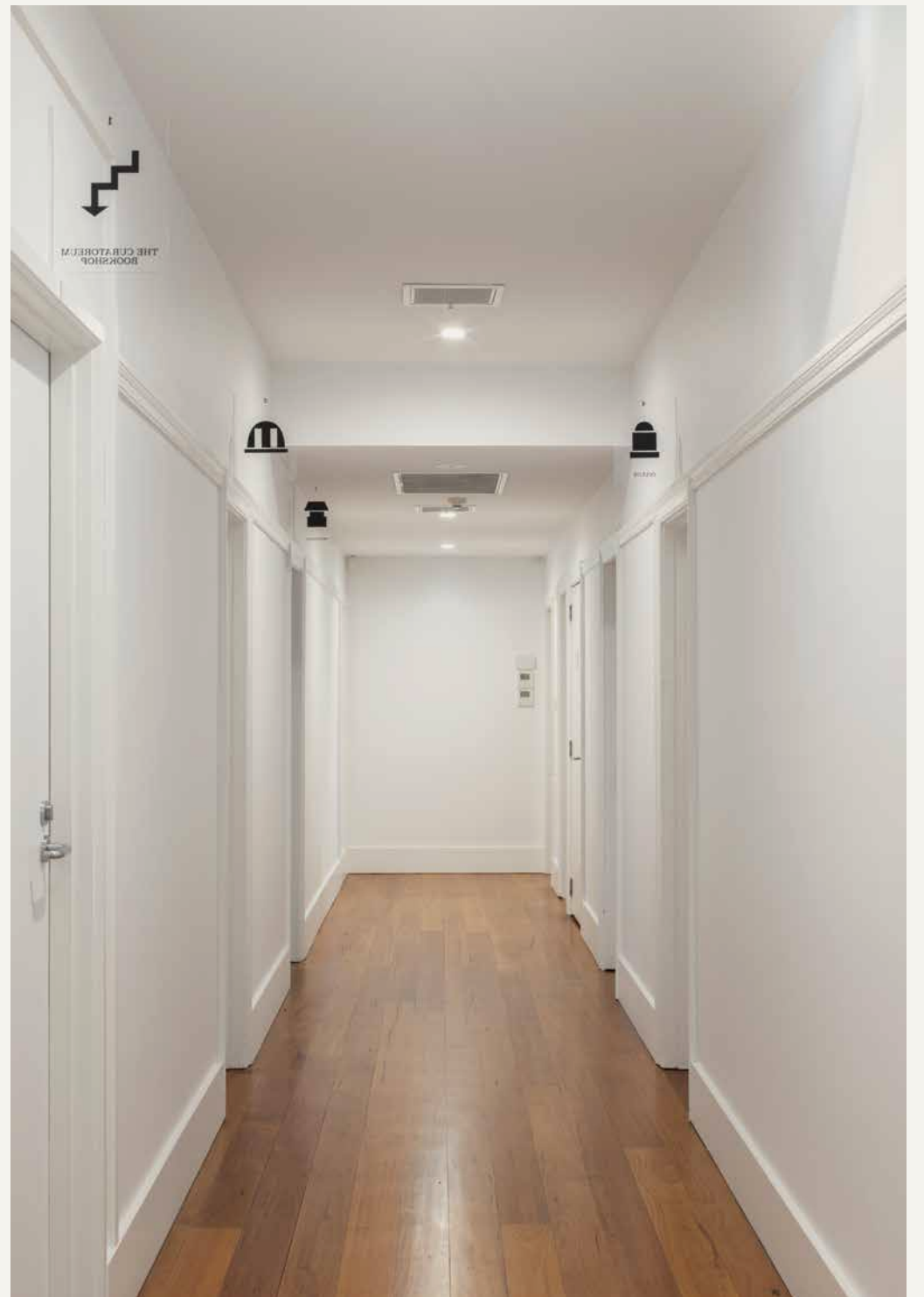


14 KENDALL LANE BUILDING EXTERIOR





RECEPTION, 14 KENDALL LANE



COMMON CORRIDOR, 14 KENDALL LANE

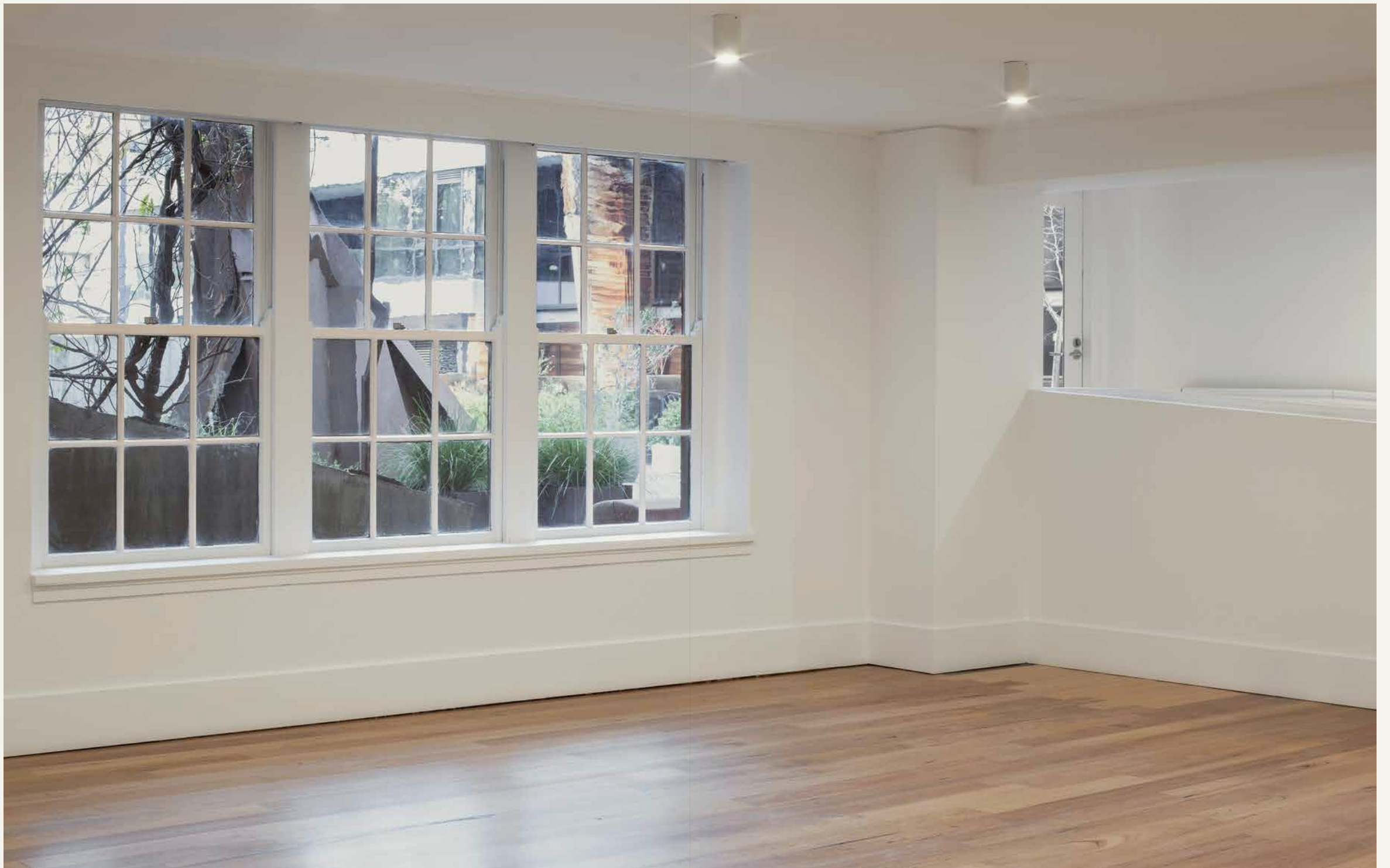


**STUDIOS RECEIVE AMPLE NATURAL LIGHT**



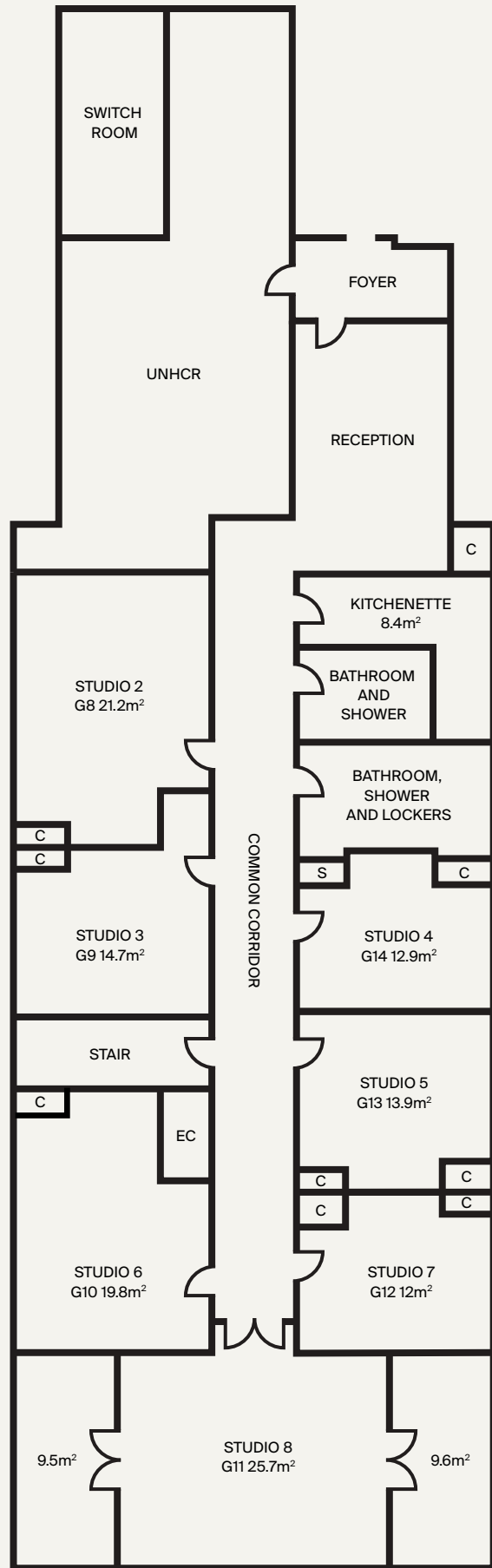
**ENTRY TO STUDIO 8, 14 KENDALL LANE**





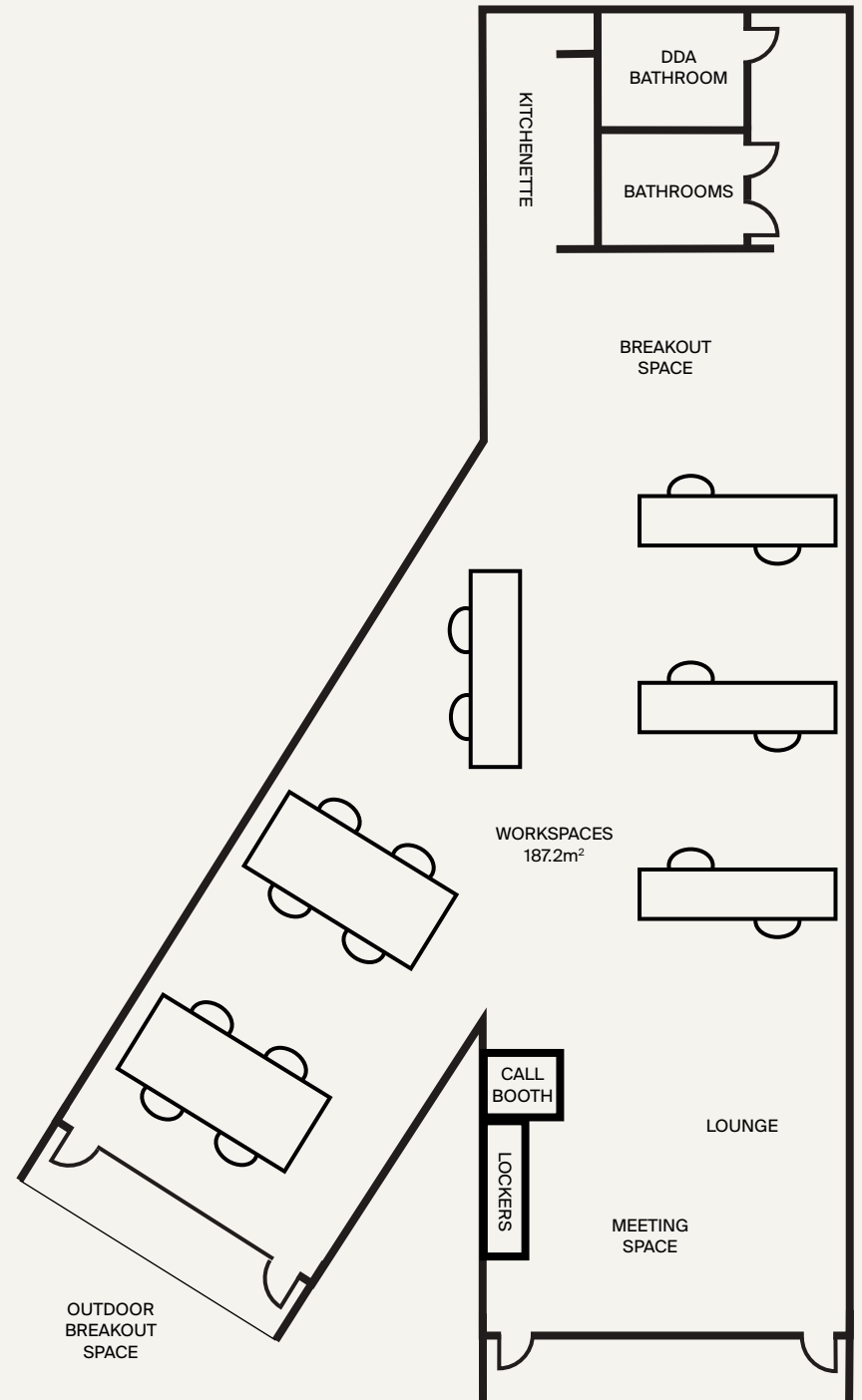
**LARGE TIMBER-FRAMED WINDOWS, 14 KENDALL LANE**

**AVAILABILITY  
STUDIOS 1-8  
14 KENDALL LANE**



- (C) CUPBOARD
- (EC) ELECTRICAL CUPBOARD
- (S) SHOWER

**AVAILABILITY  
WORKSPACES  
17 KENDALL LANE**





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