

GUNNING



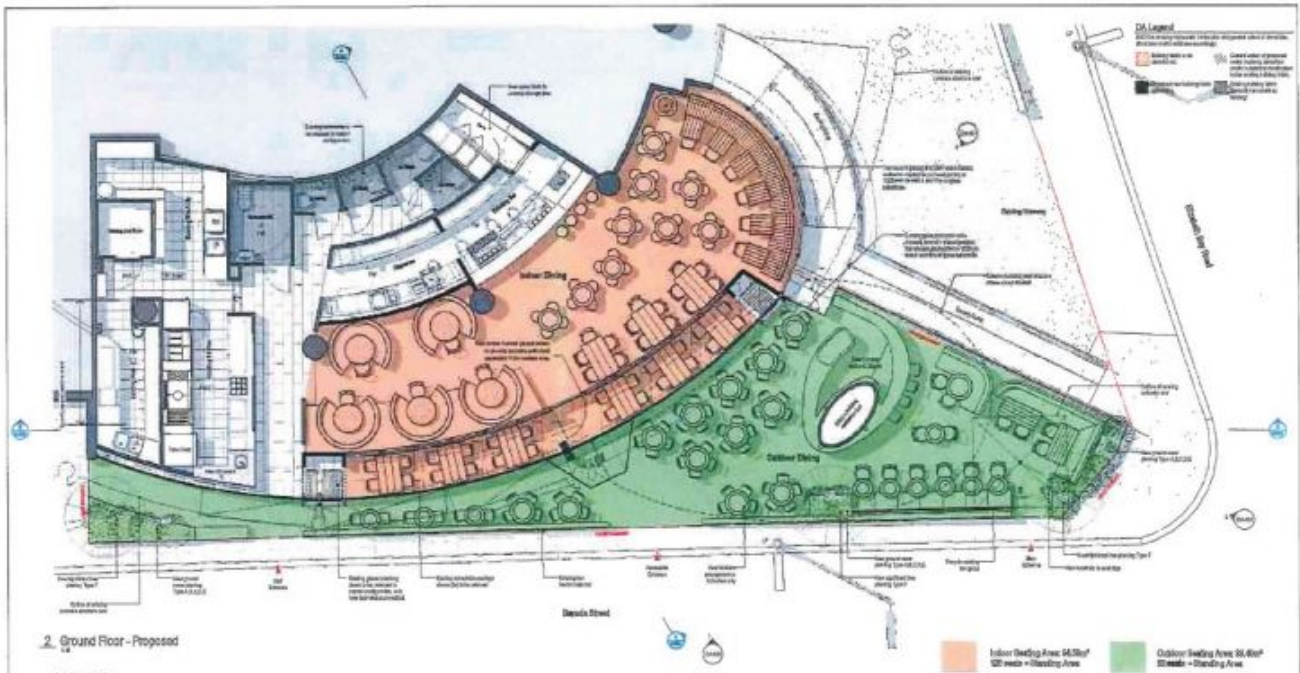
2 Elizabeth Bay Road Elizabeth Bay NSW

Gunning Commercial is pleased to offer for sale by private treaty one of Sydney's most iconic hospitality venues, Gazebo Wine Garden.

Gazebo Wine Garden has been the heart and soul of inner-city Elizabeth Bay since the 1960's. In its former life as a hotel to visiting international celebrities & local icons. Now, with an extensive refurbishment just completed, the grand dame that is Gazebo Wine Garden is now better than ever. Split into two distinct spaces Gazebo is the quintessential neighbourhood venue, offering something for everyone. A lavish dining room inside, resplendent with chandeliers and a grand piano, offers a sophisticated, sleek and moody atmosphere. Outdoors, it's all about casual eating and drinking.

The property features a long term lease to renowned

Building Size : 333 sqm
Land Size : 333 sqm
View : <https://www.gunningre.com.au/sale/nsw/eastern-suburbs/elizabeth-bay/commercial/retail/5730935>



2. Ground Floor - Proposed

Indoor Dining Area 64.00sqm
SQ m seats + Standing Area

Outdoor Dining Area 54.40sqm
SQ m seats + Standing Area

Landscaping Key



General Note
This project is a proposed addition to an existing building. The existing building is a 2-story structure with a total floor area of approximately 1000 sqm. The proposed addition will consist of a new dining area and kitchen. The existing building is owned by the City of Melbourne and is currently used as a community center. The proposed addition will be used as a restaurant. The project is located on Deakin Street, Melbourne, Victoria. The project is subject to the following conditions:
1. The proposed addition must be constructed in accordance with the Building Code of Australia and all applicable regulations.
2. The proposed addition must be constructed to a minimum standard of 5-star energy efficiency.
3. The proposed addition must be constructed to a minimum standard of 4-star water efficiency.
4. The proposed addition must be constructed to a minimum standard of 4-star green building certification.
5. The proposed addition must be constructed to a minimum standard of 4-star accessibility.
6. The proposed addition must be constructed to a minimum standard of 4-star indoor air quality.
7. The proposed addition must be constructed to a minimum standard of 4-star noise abatement.
8. The proposed addition must be constructed to a minimum standard of 4-star thermal performance.
9. The proposed addition must be constructed to a minimum standard of 4-star lighting.
10. The proposed addition must be constructed to a minimum standard of 4-star acoustics.
11. The proposed addition must be constructed to a minimum standard of 4-star security.
12. The proposed addition must be constructed to a minimum standard of 4-star fire safety.
13. The proposed addition must be constructed to a minimum standard of 4-star disaster resilience.
14. The proposed addition must be constructed to a minimum standard of 4-star sustainability.
15. The proposed addition must be constructed to a minimum standard of 4-star social and economic benefits.

Ref	Description
1	Structural steelwork
2	Concrete slab
3	Brickwork
4	Glazing
5	Roofing
6	Interior finishes
7	Exterior finishes
8	Landscaping
9	Site works
10	Other works

Ref	Description
1	Structural steelwork
2	Concrete slab
3	Brickwork
4	Glazing
5	Roofing
6	Interior finishes
7	Exterior finishes
8	Landscaping
9	Site works
10	Other works

HUMPHREY + EDWARDS
ARCHITECTS + INTERIOR DESIGNERS
1200112 STREET, MELBOURNE VIC 3001 AUSTRALIA
T +61 (0)3 9419 4444 F +61 (0)3 9419 4444
www.humphreyedwards.com.au

Alterations & Additions to Existing "Deakin" Restaurant

2 Deakin Street 2nd, Melbourne VIC 3001

The Keyframe Group Pty Ltd

Ground Floor Plan - Proposed

Development Application

Number: 2163 DA100

Page: 15