

224 Neilson Street Warehouse B



Construction

Project
Industrial

Location
224 Neilson Street
Onehunga
Auckland

Client
Argosy Property

Value
\$20 Million

Period
12 Months

Consultants
Architects /
JWA Architects

Structural /
Stephen Mitchell Engineers

Mechanical /
eCubed Building Workshop

This staged warehouse-office development in Onehunga came with site specific ground and environmental challenges. A sensitive interface between existing in-ground contamination, solid basalt shelf running under the site and a fluctuating high water-table. The light industrial location borders a significant ecological area that includes a stream fed by Onehunga's Captain Springs wetland. Several measures had to be taken to protect the waterway and its aquatic life during construction, including relocating native fish and eels upstream so that a weir could be removed.

This protected embankment area of approximately 3,200 square metres will be eventually revegetated and landscaped, to greatly improve the currently neglected, protected ecological area.

Construction of this Green Star 6 design rated building went smoothly on this first and smaller of two planned warehouse-offices (5,000 square metres of warehouse, 500 square metres of office space, plus a 2,000 square metre yard). Possibly the most notable feature of the finished product is the quality of the office and its high-spec amenities, with the detailing and finish a class above in its field.