

# Lend Lease Global Headquarters

## 30 The Bond

### Sydney



**Project**  
30 The Bond

**Owner**  
DB RREEF

**Value**  
\$122m

**Assignment**  
Development, Project Management, Design Management and Construction

**Completion**  
March 2004

30 The Bond is a leading example of social and environmental sustainability within commercial objectives and is the first CBD office building in Australia to commit to, and is achieving a, 5 star energy rating with lower CO<sub>2</sub> emissions than a typical office building. This has been achieved through the use of natural ventilation, passive chilled beam cooling and fully operable shading on the facades.

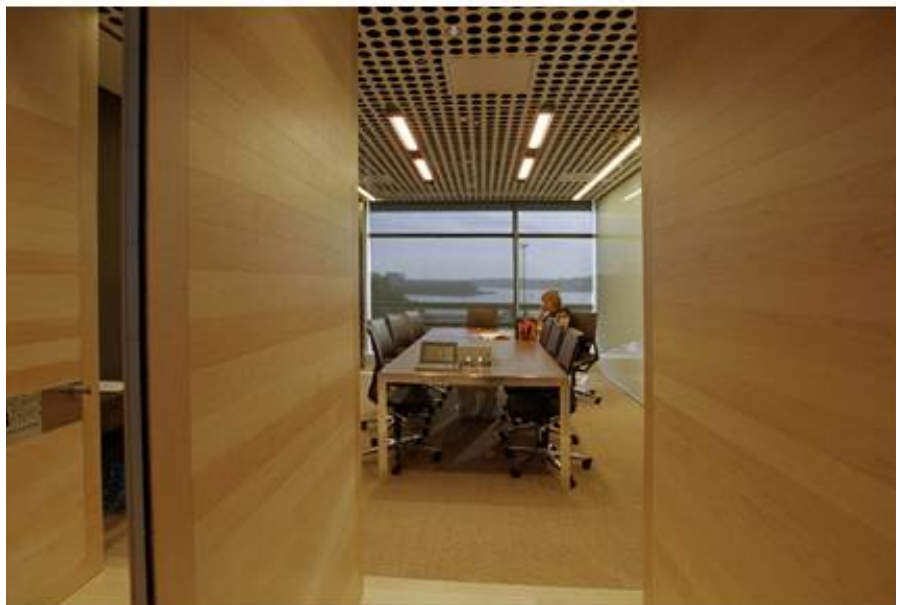
The building was 100% leased within six months of completion and has achieved wide recognition from media, industry and academia. It is the recipient of over 30 industry awards.

On the east side of the building is a full height atrium which features a four-storey natural sandstone wall - the longest and oldest sandstone cutting in Sydney. The base of the atrium is a public space encouraging interaction between the building's occupants and the community. It is wireless enabled and features a public café.

The atrium volume contains internal stairs, glass lifts and greenrooms that jut out from the building creating a greater sense of connection.

The building features 100m long open floorplates, glass lifts, open stairs, side cores, balconies and terraces offering high levels of visibility and connectivity.

Materials used reflect the local environment and maritime heritage with oxidised steel, recycled wharf timbers and patinated copper.



The roof top garden houses drought resistant plants providing amenity for occupants and neighbours and enhances biodiversity.

The site was established as AGL's first gas works in the 1820s, burning coal to provide gas light to the streets of Sydney. Extensive remediation works were carried out to completely clean the site.