

Manhattan meets JOHANNESBURG

Central Square offers a new phase in elegant living.

Situated in the exclusive suburb of Benmore, Sandton, a unique offering of refined apartments and retail space is soon to be the forerunner in the luxury residential category in South Africa's business nucleus.

> This multipurpose hub blends convenience and the classics into a magnificent transcendent property. With extraordinary views, this is city living at its best. Accommodated by Lushaka Investments, Central Square embodies a contemporary narrative.

Property passion runs in the family

Lushaka Investments is a family run business that places an emphasis on quality accommodation and value for money above all else. Lushaka, as a group, has successfully and vertically integrated its business across its full property portfolio, providing exceptional value to all its clients, and positively impacting the surrounding neighbourhoods.

Lushaka Investments is focused on developing high rise luxury apartments. Its most successful and recognisable developments are the Amazonas and Sunset Towers in Sandton.

According to Sergio Aquino, managing director of Lushaka Investments, since over a million square metres of commercial space is coming online into Sandton in the next three to five years including corporates; Sasol, Sanlam and Standard Bank, the ratio of residential versus commercial property is woefully under-catered. There is huge demand for quality residential living, in addition, commuting in and out of Sandton CBD is no longer an option as the hub becomes almost gridlocked during peak hours.

An exclusive brand, The World Trade Center Johannesburg adjacent to Central Square, has been a catalyst for investment and adds value to the rate per square metre attracting commercial clientele.

A pioneering property

If every building tells a story,

then every architect is the author who sets the plot in motion. Nsika Architecture & Design has written a captivating tale using a vocabulary of light, space and harmony. The structure's shape unfolds elegantly with worldly sophistication and the sleek lines of the curvilinear architecture are responsive to the energetic lifestyle of Sandton.

"This expressive architecture enables form to follow function. An example being the meandering division line between the solid and glazed portions of the balustrading that is raised to provide privacy to bedrooms and rakes downward to afford unhindered views from living areas and terraces, while creating a strong sculpted form," explains Brent Buchanan, partner at Nsika Architecture & Design.

Offering 12 floors with 14 apartments per level, each unit will be distinct. There are one, two and three bedroom apartments

and elevated, bespoke penthouses. Encouraging outdoor living and dining, wraparound balconies are one of the remarkable features of this building.

Kent Gush, director of sales and marketing specialists, Kent Gush Properties, appointed for Central Square, says that this is fresh architecture for the precinct. "It reaches new heights with spacious modern apartments offering a choice of top quality finishes. This is location, luxury and convenience at the highest level."

Other unique features include fully integrated kitchens with premium kitchen appliances, a rooftop restaurant, sky bar and 25 metre long rim flow pool, gym and a massive central park at 4 910 m² complete with water features and gravel paths. Blending relaxation with sophistication, the building is centered on a piazza with restaurants spilling out.

Greenery flourishes throughout the entire complex, and as the development is extremely visible, the architects have created grand and green urban gestures.

The meandering floor plates complement the structure of the layered landscaping designed in collaboration with Landmark Studios. "This modern, simple, elegant, fluid building will be our signature piece to date," says Buchanan.

Interior designer, David Muirhead adds that the overall aesthetic balances uncluttered, seamless living and über sophisticated, modern convenience. David Muirhead & Associates is a design team specialising in hospitality and high-end residential interior design. Designing with their clients' needs in mind, the DM&A signature combines sleek glamour with warmth and functionality.

All apartments feature comfortable spaces within large footprints capitalising on the trend of large spacious open plan living. Layouts prioritise kitchen and living areas while maintaining practical comfortable bedroom sizes with generous built-in cupboard space.

Interior finishes balance modern design with a tangible touch of class and finesse.

Flat panel high gloss cabinetry, stone counters, brushed metal ironmongery and simple white natural wood floors provide a sense of texture and warmth. **▶**

