



竣工日期
current

成本 美元
\$93 million

甲方
Bovis Lend Lease

基地面积 (平方米)
100 HA

总建筑面积 (平方米)

容积率

ROUSE HILL TOWN CENTRE
Rouse Hill NSW
Australia

AJ+C

Rouse Hill市镇中心是澳大利亚最大规模的建筑设计项目。面积为100公顷的地域性中心区将成为悉尼城市扩建计划中主要的服务廊— 依托起悉尼未来约20%的人口增长。

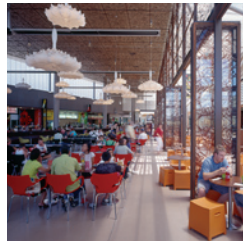
12亿澳币的投资；澳大利亚唯一以绿地为主题的大型购物中心，该项目为国际上的城市规划与设计立下了新标准。

作为GPT的旗舰项目，Rouse Hill市镇中心的目标是锁定了更大范围成为Rouse Hill区地域性的发展。Rouse Hill是由著名地产开发公司Bovis Lend Lease，Landcom及新南威尔市规划部门的合资项目。市镇中心的设计过程中，AJ+C，Rice Daubney和Group GSA在同一个办公室里展开设计工作，形成罕见的合作关系。

完工后，项目将成为一个拥有完整配套设施的城镇，并拥有地域性的身份。规划中包括1,500套住宅和一个超大规模的购物中心，教育设施，电影院，康复和医疗中心，还有便利的交通线路。

根据商业的发展要求，由于环境可持续的设计让该购物中心与普通的购物中心在能源使用方面降低了降低20%。环境可持续的设计中包括利用太阳能，雨水储备、建材回收（水泥和钢铁），太阳遮蔽技术和本土的植被。

ROUSE HILL TOWN CENTRE +



Completion Date
in progress

Cost \$AUS
\$93 million

Client
Bovis Lend Lease

Site Area (HA)
100 HA

GFA (m²)
-

FSR
-

Rouse Hill Town Centre is Australia's largest architectural commission. The 100-hectare Rouse Hill Regional Centre is positioned to service a major corridor of Sydney's expansion - approximately 20 per cent of the city's future population growth.

The \$1.2 billion AUD project is Australia's only major Greenfield shopping centre development, setting new international benchmarks for integrated urban planning and design.

As the flagship project of GPT, Rouse Hill Town Centre forms an anchor to the greater Rouse Hill Community development. This joint-venture development sees Bovis Lend Lease in partnership with Landcom and the NSW Department of Planning. In designing the town centre, AJ+C is sharing an office with Rice Daubney and Group GSA - forming a rare kind of collaboration.

Once completed, the centre will have all the facilities - and identity - of a town, including 1,500 homes and a major new shopping centre, educational facilities, cinemas, health and medical centres and transport links.

In redefining expectations of retail developments, the integration of Ecologically Sustainable Design (ESD) principles ensures a 20 per cent reduction in energy use compared to a normal shopping centre. The design incorporates a range of ESD elements including solar energy, rainwater harvesting, recycled construction materials (such as concrete and steel), sun shading technologies and native vegetation.

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