

concept.
PEOPLE-POWERED WORKSPACES

Timeless.

Design Style

PROPERTY BANK
AUSTRALIA

Level 1, 26-28 Hall Street
Hawthorn East VIC 3123





About Concept.

50+ Team Members

45+ Years of Industry Experience

200+ In-house Trades

1,900+ Projects Designed & Delivered





Our Promise.

At Concept, we pride ourselves on delivering inspiring spaces and a seamless experience. We're customer-centric, easy to work with and our quality of work is second to none. We're backed by an unbeatable offer of a 48 hour assessment, fixed project price and lifetime warranty, meaning you can fit out your space with confidence with us.

48 Hour Assessment.

That's a space plan and indicative fit out budget within 48 hours of the brief. So you can make a more informed decision, saving you time and money.

Fixed Price.

That's a single fixed price for the entire project. No blowouts, no nasty surprises.

Guaranteed Completion Date.

Control over our trades means we can guarantee the project completion date.

Lifetime Guarantee.

That's a lifetime defect guarantee. If something is wrong, we'll fix it, free.

Timeless.

General Arrangement Plan

HALL STREET



AREA (APPROX):	286 sqm
WORKSTATION RATIO:	1:10 sqm / WS
NOTE: areas noted on this document are approximate only.	

ACCOMMODATION LEGEND	
ROOM	NUMBER
WELCOME AREA	1
BOARDROOM 10P	1
MEETING RM 6P	1
QUIET ROOM	2
WORKSTATIONS 1500 X 750MM	28
KITCHEN/BREAKOUT	1
GAMES AREA	1
UTILITIES/STORAGE	1

JOINERY LEGEND	
CODE	DESCRIPTION
J01	KITCHEN JOINERY IN LAMINATE WITH MIRROR'D SPLASHBACK. BENCHTOPS TO ENSURE DURABILITY
J03	UTILITIES/STORAGE JOINERY IN LAMINATE
J04	JOINERY BENCH SEAT WITHOUT BACK IN LAMINATE AND FABRIC
J05	TIMBER BATTEN FEATURE SCREEN IN LAMINATE

DESIGN NOTES

FINISHED CEILING HEIGHT EXPOSED SPRAY PAINTED CEILING (CHECK ON SITE)

ALL NEW DOORS NYS GLASS UNLESS OTHERWISE SPECIFIED

EXISTING FLOORING TO BE RETAINED UNLESS OTHERWISE SPECIFIED

RELOCATE SUSPENDED FEATURE LIGHTING FROM DEMO'D BOARDROOM AND MEETING ROOM AND RELOCATE ABOVE NEW OPEN PLAN WORKSTATION AREA

MAKE GOOD EXPOSED CEILING WHERE BOARDROOM PLASTERBOARD CEILING USE TO BE AND PAINT

NEW BOARDROOM 10P AND MEETING ROOM 6P TO HAVE SUSPENDED CEILING:-
OPTION 1: CEILING TILE AND GRID CEILING
OPTION 2: PLASTERBOARD CEILING



PARTITIONS	GLAZING	FEATURE FINISHES
TO FINISHED CEILING	FULL HEIGHT NYS GLAZING	FEATURE PAINT (S)
TO SLAB ABOVE	1200MM H PLASTER	FEATURE PAINT (P)
CUSTOM AS NOTED	GLAZING ABOVE	MIRROR WALL 2100MM H
INTERFERENCE WALL	EX GLAZING	ACOUSTIC PANEL (S)
EX PLASTER PARTITION		VINYL WALL GRAPHIC
EX STRUCTURAL WALL		

This set is subject to completion of an accurate site survey and subsequent review of accessibility, egress and fire safety provisions.

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GENERAL ARRANGEMENT PLAN

INTERIOR DESIGNER:
SUSAN ILLINGWORTH
03 9650 8494

CLIENT REPRESENTATIVE:
MATTHEW SITCH
0434 374 170

REVISION:
TF10

SCALE:
1:100 @ A1

PROJECT NUMBER:
5249

ISSUE DATE:
23.02.2026

PAGE NUMBER:
A1

01



Timeless.

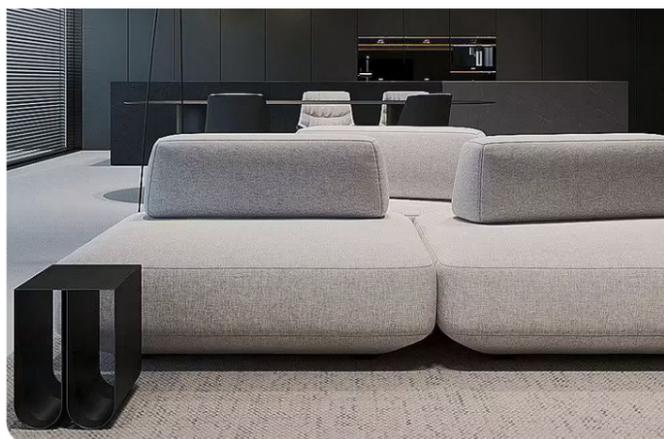
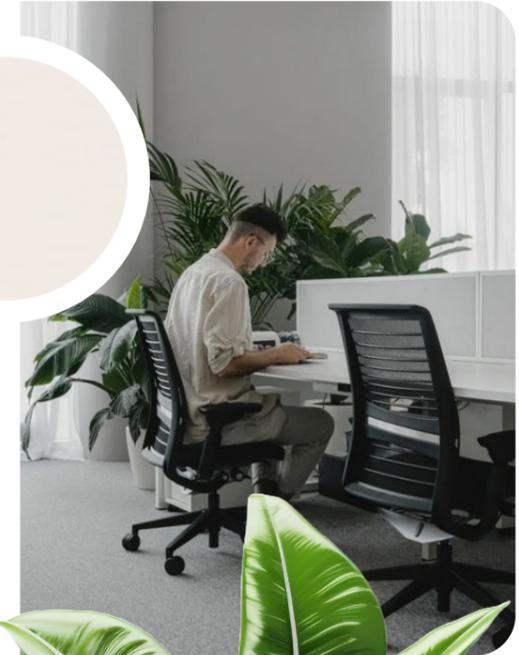
Inspiration

Inspired by contemporary home aesthetics, this design style pairs a neutral palette with black accents, bright warm timbers and classic forms. Stylish, Sophisticated, Timeless.



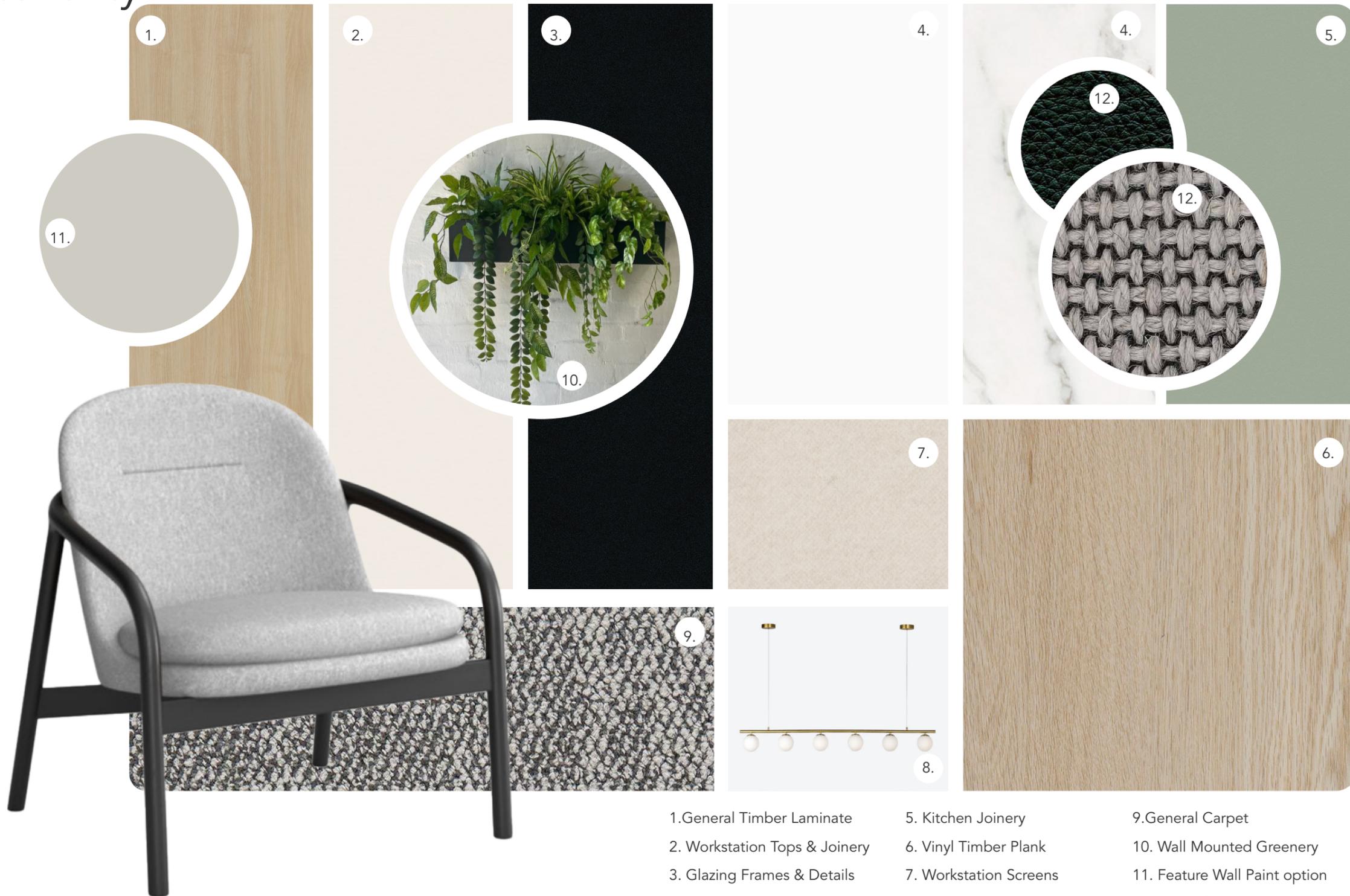
Timeless.

Moodboard



Timeless.

Materiality



- 1. General Timber Laminate
- 2. Workstation Tops & Joinery
- 3. Glazing Frames & Details
- 4. Kitchen Benchtop Laminate options

- 5. Kitchen Joinery
- 6. Vinyl Timber Plank
- 7. Workstation Screens
- 8. Pendant Light

- 9. General Carpet
- 10. Wall Mounted Greenery
- 11. Feature Wall Paint option
- 12. Fabric for Banquette Seating

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FOH Furniture

1.



1. Waiting Area Sofa option

2.



2. Waiting Area Armchair option

3.



3. Waiting Area Coffee Table options

3.



4.



4. Boardroom Feature Pendant

5.



5. General Meeting Room Chairs

6.



6. Boardroom Table

7.



7. General Meeting Table- Curved End

A.



B.

A. Meeting Table Top Laminate

B. Meeting Table Black Legs

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BOH Furniture

1.



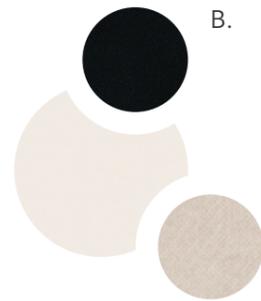
1. Task Chair

2.



2. Fixed Workstations

A.



C.



A. Workstations- Laminate Top

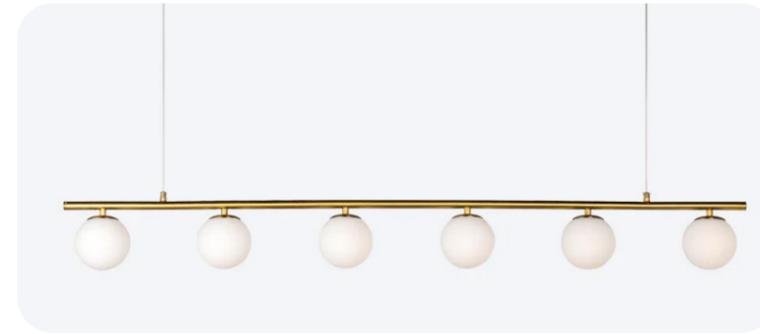
B. Workstations- Black Legs

C. Workstations- Screens

3. Tambour Units w/ planter (plants not included)

3.

4.



4. Kitchen Breakout Table Feature Pendant

7.



5. Breakout Table

E. Breakout Table- Laminate Top

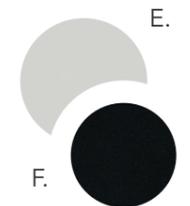
F. Breakout Table- Black Base

6. High Stool

7. Kitchen Wall Light

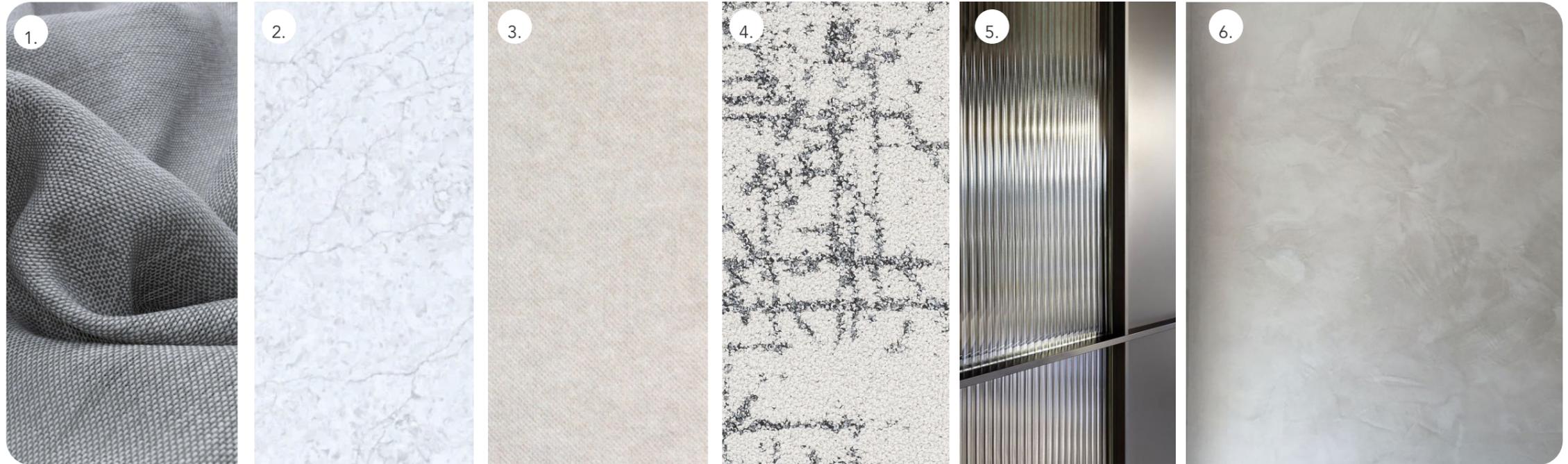


6.



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Options



7.



8.



9.



10.



1. Add Curtains/ Drapery to Meeting Spaces
2. Stone Benchtops in lieu of Laminate
3. Add Acoustic Panels to Meeting Spaces
4. Feature Carpet to Select Spaces
5. Fluted Glass Film to Select Meeting Rooms

6. Limewash Feature Paint to Select Spaces
7. Add Billi Tap for Employee Comfort
8. Add Height Adjustable Workstations for Employee Wellbeing
9. Add Table Boxes for Seamless IT Integration- Black
10. Upgrade Boardroom Meeting Room Chairs

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Option: AV Package

1.



2.



3.



4.



- 1. Television- 55" to 75" (4K UHD)
 - 2. Collaborative System- Video Bar, Speaker, Camera & Touch Console
 - 3. Wireless Dongle
 - 4. Microphone- Wireless with Charge Cradle (6P - Boardroom Size Meets)
- *Wall Mounts Included

People-Powered Workspaces.

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Sydney Office
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Suite 2, Level 2
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