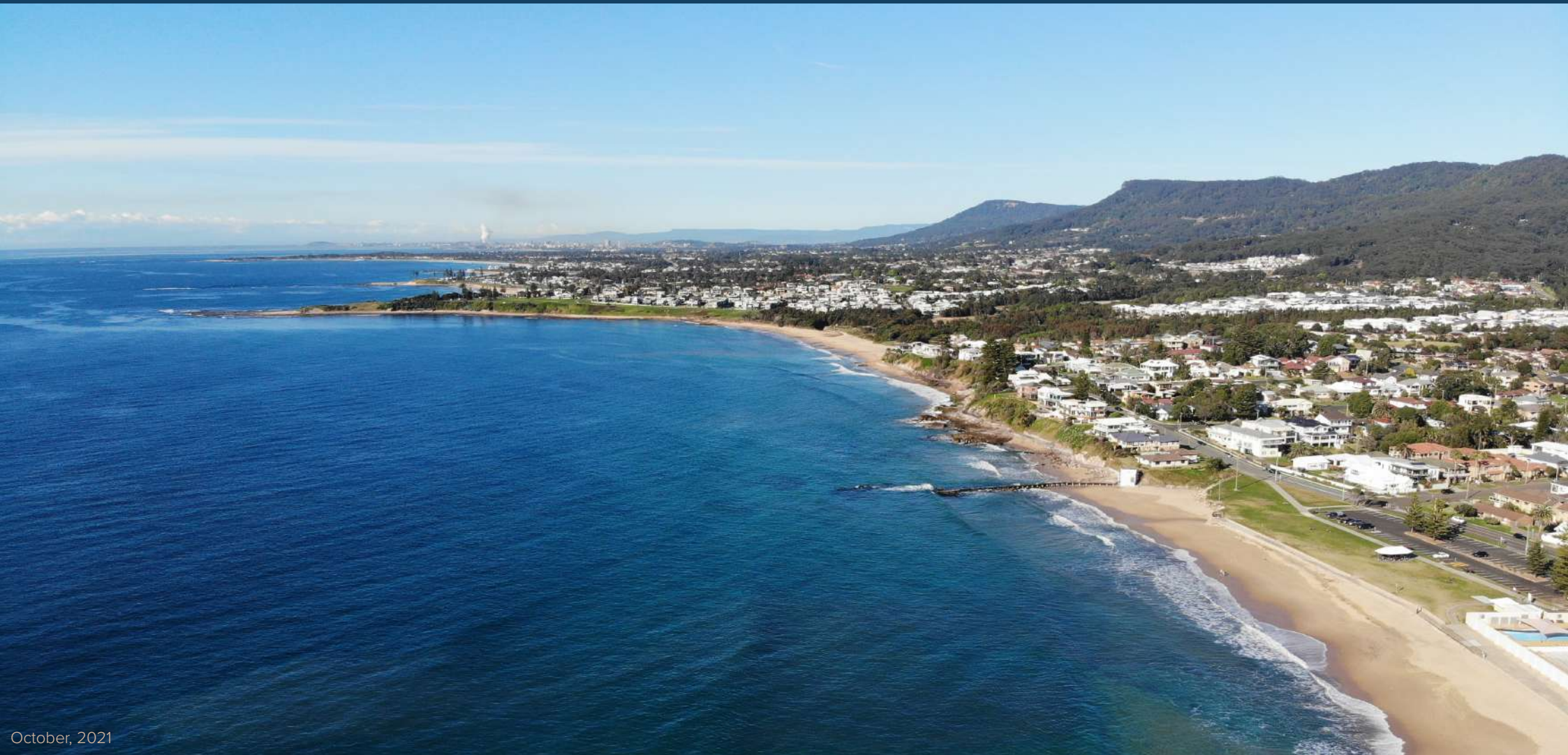


What we do at South Space

south
space

building design studio



We turn your dream spaces into a reality, through detailed design and planning.

South Space is a building design studio based in Thirroul, just a stones throw away from the beach and both the southern suburbs of Sydney and Wollongong city centre. We collaborate with clients on their projects all over NSW. We're proud to offer a tailored building design service which takes projects from initial concept stage, all the way through planning, design, documentation, construction - and down to the final finishing touches working with the builder.

We can design anything from new builds, alterations and additions to existing buildings, interiors and even detailed internal fit outs. We're always looking forward to working with like-minded people that hope to enhance a space, or perhaps create a new one from scratch.

Endeavouring to consistently explore creative avenues with our clients, we approach projects with a sustainable mindset that both respects and improves spaces - new and old. No matter the brief, we will work hard to capture what is most important to you.



Meet the Principal Designer

Jarryd Harding is the principal designer at South Space, with over 10 years of experience delivering projects in the building and design industry.

He's proud to have exceptionally detailed technical knowledge and broad experience in residential and commercial projects from his roles at other Architecture firms in Sydney and London, along with the learnings from his own client projects over the years.

As the founder of South Space, working directly with families and businesses on the spaces that are most important to them has been a natural progression and calling in Jarryd's career.

What we design & deliver

We have the ability and experience to design a broad range of projects - from new builds, alterations and additions - to existing buildings, internal fit outs and interior design.

We confidently work alongside certifiers, engineers, builders and other parties to create the following documentation and reports as required:

- ✓ Development Applications
- ✓ Complying Development
- ✓ Exempt Development Planning
- ✓ Building Specifications
- ✓ Feasibility Studies
- ✓ Construction Certificates
- ✓ Council Documentation
- ✓ Builder Tender Packages
- ✓ Statement of Environmental Effects
- ✓ Bushfire Assessment Reports
- ✓ Safety in Design
- ✓ Existing Building Plans
- ✓ Renders / 3D Visualisation
- ✓ Construction Documentation



The Process

Consultation

We provide a free consultation where we chat through the initial project brief, budget and your site. Afterwards, we'll share a short questionnaire for you to fill out some basic information about the job.

Site Feasibility

For a small upfront fee, we review your site and what you propose to build, providing a neatly summarized document outlining elements such as zoning, max floor area and the potential council approval pathway (e.g. Complying Development or Development Application).

Fee Proposal

With the Site Feasibility complete, we can put together a comprehensive estimate fee proposal and contract - outlining the stages, deliverables and timeline we anticipate for your project.

Measured Drawing

We visit your site in person to extensively measure the existing building and site conditions. Now's also the time to engage a surveyor. We then start documenting - creating floor plans, elevations and sections in 3D software, which act as the base of your project before moving onto the concept stage.

Concept Design

This is the fun part, where we interpret your brief and explore other creative possibilities with the design. We present you with a concept design document, including a mood board, 3D renders and a range of views of the spaces for you to review and provide feedback on.

Design Development

Once we finalise the concept direction - we move into more detail, with the presentation of a design development document. We explore everything from room sizes, kitchen layouts, window and door sizes and any of the details that are to be captured for the application and to meet council codes.

Application

This stage is all about compiling the required documents for the application - e.g. BASIX, Sydney Water Tap In etc. We take care of the coordination with certifiers, council or engineers and any other parties that need to be involved.

The Process

Construction Documents

The finer details matter in this stage, as we've already created the space for you - we now finesse it all before its built. We look closely at each room and elevation, providing you with selections for finishes, fittings and fixtures. Once completed, this comprehensive package of documents will be ready to issue to your chosen builder, to be built!

Building

We are available during the build stage to answer questions, inspect the site, provide advice and to ensure that the brief is successfully completed the end of the project, with a happy client.



Frequently Asked Questions

Q. What can I do on my property / existing house?

A: This is something that we look at early on in the project, as part of our feasibility review, we look at the constraints in combination with your brief and any ideas that you have.

Q. Who else needs to be involved in the project?

A: For most approvals, we'll require a surveyor, engineer, certifier and council. Sometimes we will need the help of specialist consultants if the works or site present difficult conditions, such as civil engineers, energy consultants, BCA consultants, Town Planners, Heritage and others.

Q. What are your fees?

A: Every project varies, and thus we tailor every fee proposal to suit the brief and scope for your project. Typically, our Complying Development packages range from \$5K to \$8K AUD, whereas our Development Applications range from \$6K to \$12K AUD. We're able to provide a free detailed quote based on the information from your Site Feasibility study.

Q. How much will the build cost?

A. Budget can be hard to pin down, so we discuss your minimum and maximum budget upfront as part of the brief, then aim to create a design that will work to these numbers. A builder or quantity surveyor can be engaged to provide a detailed cost assessment before we lodge for approval. This ensures that we are comfortable with the ballpark figure, before we get the works approved.

Q. I already have a design, plans or ideas - can you work with these?

A: We sure can! We encourage our clients to share scribbles, Pinterest boards and any other ideas that they have. We'll use these as references in our design process to ensure that the spaces we create meet your brief.

Q. How long does your process generally take?

A: From the start of the project to construction beginning on site, we recommend being prepared for a minimum of 3 months for Complying Development, and 5 months for a Development Application / Construction Certificate. These timelines are subject to change.



Reach out to talk about your project now

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