



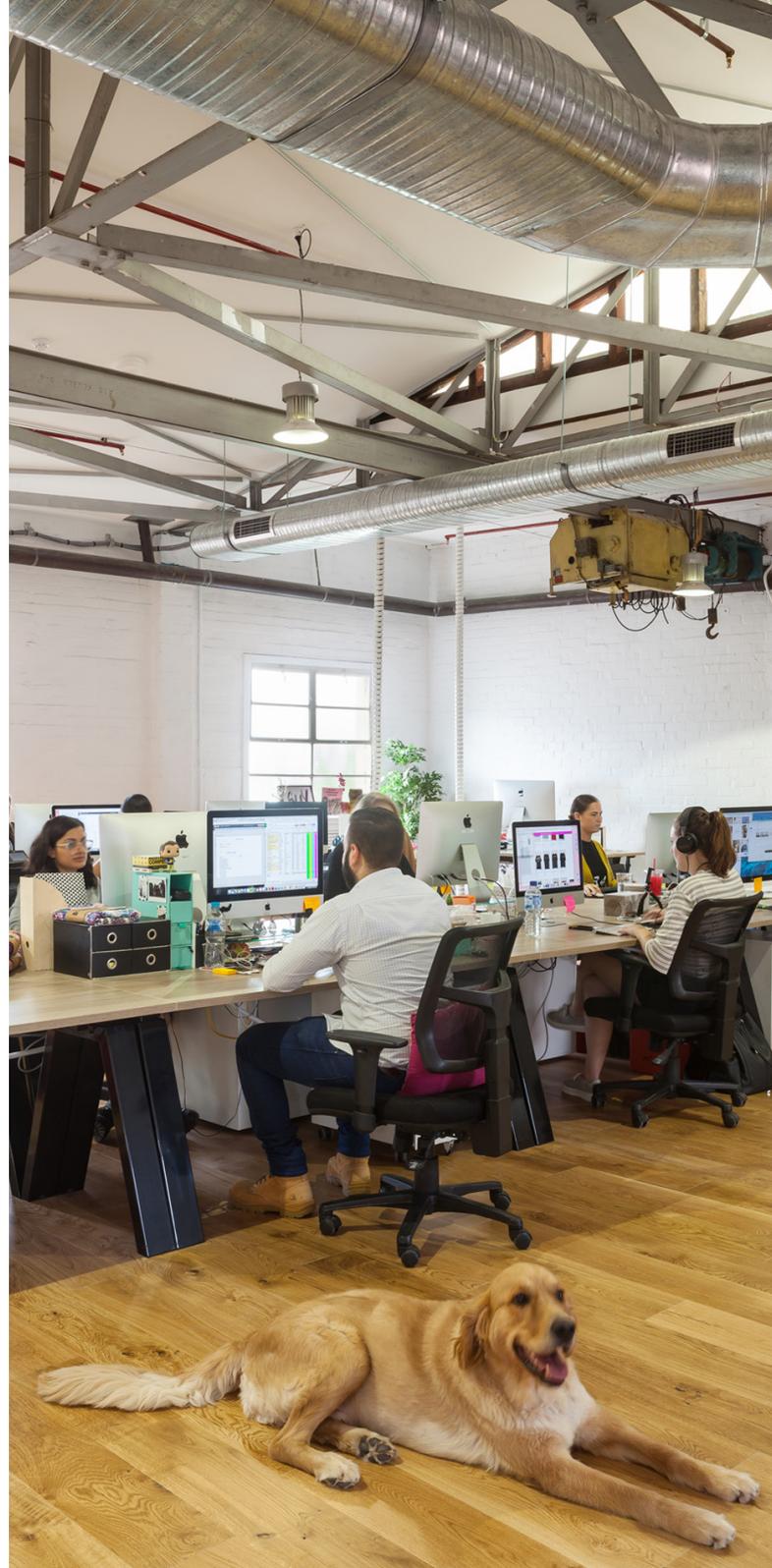
peppermayo

head office +
distribution centre
waterloo, sydney



bokor architecture + interiors were asked to consider several buildings in the Alexandria and Waterloo area for the new headquarters of the online fashion retail giant Peppermayo. A building became available for sale in Waterloo that provided the basic space requirements. The site was previously an upholstery manufacturing factory with residences above.

bokor reconfigured the building to include a loading dock at the rear of the ground floor distribution centre to service outgoing deliveries of up to 5 times daily. The exposed timber herringbone trusses and cast iron columns on the ground floor proudly celebrate the buildings original fabric.







The ground floor entrance is interconnected to the first floor office areas by a grand staircase and new lift, unashamedly modern against the industrial steel trusses and exposed services within the high ceiling spaces. Smaller suites have been created for boutique commercial tenants all designed to achieve maximum natural light. End of Trip facilities are provided for use by the Peppermayo team and tenants within the building.

The conversion of this building for Peppermayo was a careful stripping back of the many layers of various uses to reveal the integrity of the industrial structure. Included in the design was the deliberate inclusion of various elements of redundant factory equipment. The unusual facade and famous “panama” passionfruit vine remain untouched in keeping with the streetscape.

