

# 85 RICHMOND STREET WEST RESTORATION



\$57 million | 22 months | 199,905 sf | Construction Management

The project involved a renovation and 20,000 square feet expansion of 85 Richmond Street West, an 11-storey building located at the Richmond Adelaide Centre in Downtown Toronto. Renovation activities included demolition work, an abatement of existing finishes and services, as well as the installation of new mechanical and electrical systems. The exterior facade was upgraded, complete with new artistic elements, a window replacement, ceramic panel overclad, and a new pressed metal cornice.

## Expansion in the Downtown Core

The building's expansion required a reconfiguration of the ground floor lobby and concourse space. Its original geometry consisted of a 'U'-shaped configuration, so the unused space was in-filled using structural steel and a concrete deck to create a rectangular building. The result was a greatly improved property with regard to circulation and leasability.

