

Heritage Protected North and East Viewlines

Enjoy views of the Melbourne CBD and Royal Botanic Gardens.

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This is the Australian Centre for Contemporary Art (ACCA), funded by the State Government of Victoria.
- 02

The primary building to the north side of Aria, is the Malthouse Theatre. The original building has a Heritage Overlay (HO390) and is an institution at the heart of the long-term vision for the Melbourne Arts Precinct, hence must be preserved and protected.
- 03

This site has potential to be redeveloped into a mixed use residential apartment. It is likely that the future building on this site will mirror the setbacks to that of Aria, which includes 3m at podium level (6m total from Aria) and 5m through the tower (10m from Aria).
- 04

This site is an 18 storey built-to-rent residential building called 'Novus on Sturt'.
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Existing low-density residential buildings.
- 06

Victoria Barracks is Commonwealth owned land. Located 2 blocks east from 135 Sturt Street, some buildings within this large site date back to the late 1850's and are protected by a Heritage Overlay as the buildings are of State significance and must be preserved.



NORTH PROTECTED VIEWS (FROM ARIA MELBOURNE LEVEL 15)



EAST PROTECTED VIEWS (FROM ARIA MELBOURNE LEVEL 15)

