



AUSTRALIAN
APARTMENT ADVOCACY

Educate · Advocate · Lead

2026

AAA APARTMENT
AWARDS FOR
EXCELLENCE -
NATIONAL

WINNERS
EDITION

CONGRATULATIONS TO THE WINNERS AND FINALISTS OF THE 2026 AAA APARTMENT AWARDS FOR EXCELLENCE

CATEGORY: ENDURING

The winner is The Residence by Studio SC

Special commendation:

- Republic Tower by FK



THE RESIDENCE



REPUBLIC TOWER



SURRY HILLS



M QUARTER

CATEGORY: PRECINCT

REJUVENATION

The winners are:

- Surry Hills Village by SJB/Toga Group
- M Quarter by FK/Lendlease

CATEGORY: DIVERSITY IN

HOUSING CHOICE

The winner is New Market Stage 2 by Cbus Property



NEW MARKET STAGE 2

CATEGORY: AGEING IN PLACE

The winner is Odyssey Chevron Island by Usher/Odyssey Lifestyle Care Communities

Special commendation:

- Bradbury Senior Housing by Homes NSW



ODYSSEY CHEVRON ISLAND



BRADBURY SENIOR HOUSING

CATEGORY: BOUTIQUE

The winner is Plant St by Milieu Property



PLANT ST



SKYE



SEAFARERS PENTHOUSE

CATEGORY: LUXURY

The winners are:

- Seafarers Penthouse by FK/Riverlee
- Skye by Pikos Group

APARTMENT AWARDS FOR EXCELLENCE

2026

CATEGORY: AFFORDABLE HOUSING

The winner is Bradbury Senior Housing by Homes NSW

Special Commendation:

- Local Boxhill by Local Residential



BRADBURY SENIOR HOUSING



LOCAL BOXHILL

CATEGORY: REFURBISHED

APARTMENT

The winner is Sargood House by Shelley Roberts Architects



SARGOOD HOUSE

CATEGORY: BEST AMENITIES

The winner is M Quarter by FK/Lendlease

Special Commendation:

- Brunswick & Co by Cox Architecture/ Frasers Property Group



M QUARTER

CATEGORY: INNOVATION

The winner is Odyssey Chevron Island by Usher/Odyssey Lifestyle Care Communities



ODYSSEY CHEVRON ISLAND

CATEGORY: PEOPLE'S CHOICE

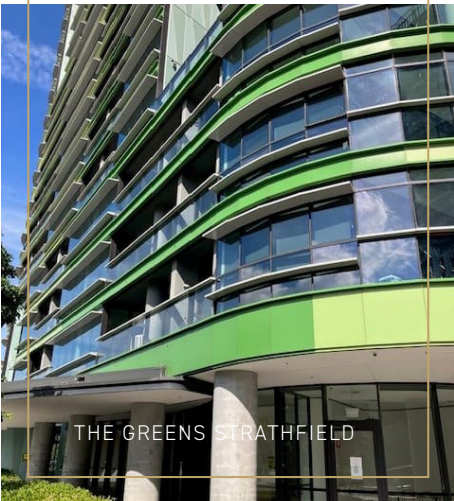
The winner is The Greens Strathfield by Premium Strata



THE GREENS STRATHFIELD

CATEGORY: CHAMPION AWARD

The winner is Opal Towers by Premium Strata



THE GREENS STRATHFIELD

An accumulation of the nation's best apartment designs and delivery

As we come together to celebrate the 2026 National Apartment Awards for Excellence, we recognise a number of core values: innovation, commitment, perseverance and, above all, excellence.

It is no surprise that many winners at both AAA's State and National levels have also been recognised by other award programmes, including Seafarers, Surry Hills, Local Residential and Brunswick & Co. That is because AAA celebrates only those companies and developments that truly excel.

Design, delivery, niche, connectivity and quality — these are the traits AAA seeks and ultimately rewards. The 2026 award winners are prime examples of what AAA believes represents a benchmark standard in Australia.

We are also delighted to advise that, in 2027, AAA will begin accepting entries from South Australia and the ACT. This will broaden the competition and, at the same time, help lift the benchmark in these jurisdictions.

As we look ahead, apartments will continue to be a housing choice of increasing importance. The 2026 winners play a leadership role in challenging both the sector and government to do better.

They show what it means to deliver homes that are safe, enduring and built to stand the test of time. This is one of the clearest ways to build consumer confidence, demonstrate pride, push boundaries and encourage the broader market to evolve in line with demand.

These National Awards gave AAA immense pride. We witnessed opulent luxury, beautiful boutique living, vibrant community spirit, innovation in ageing, courage from owners, exemplary precincts, true affordability, longevity and communities designed for various stages of life — places where owners can belong for the long term.

As always, it has been an honour to witness these remarkable projects. We hope you will continue to support the Apartment Awards for Excellence and help AAA showcase the companies and projects that truly understand what excellence means.

Samantha Reece, CEO

“EXCELLENCE IS NOT SIMPLY AN ACCOMPLISHMENT. IT IS A SPIRIT – A NEVER-ENDING PROCESS.”
