



Three times lucky for Perth dentist

DR ANDREW WANG recently joined a growing list of dentists that have returned to Medifit Design & Construct for their third practice.

In 2013, Andrew engaged Medifit to design and fitout his first practice, located in Wanneroo - one of Perth's long established northern suburbs. The practice was named AV Dental and had a floor area of 99m². Andrew's brief at the time called for a futuristic edginess and the practice featured a beautiful, contemporary design with a uniquely styled faceted reception counter and warm natural timber tones throughout.

The practice was immediately successful and in 2018, Andrew approached Medifit to design and set up his second practice, the aptly named Admire Dental. This time the practice was located within a commercial tenancy inside a busy shopping centre.

In Admire Dental, Andrew went for a luxurious, hotel lobby feel in the waiting and reception areas with state-of-the-art treatment rooms and ceiling-mounted screens for a patient comfort. Admire Dental is now an established and successful practice in its own right.

In 2019, with the initial lease up for renewal on AV Dental's premises, Andrew returned again to Medifit with a new plan in mind.

This time around, he had a view towards purchasing his own building and with it, to move AV Dental into larger premises. Sam Koranis, Managing Director at Medifit Design and Construction, had advised Andrew that the rent being asked for in the area was high and that the better option would be to acquire his own building and effectively become his own landlord. Fortunately, Sam managed to find a suitable building that met the brief from a spatial perspective, but it required considerable work to turn it into a modern dental practice. With the bones being strong and the location excellent, however, the rest came naturally to Medifit D&C as they had completed over 100 building renovations in the past 19 years.





With the experience of establishing two practices under his belt and with the counsel of Sam Koranis, Andrew was able to negotiate favourable conditions for purchase and the building was secured.

Medifit's architectural team swung into action, executing a design that rehabilitated the site and transformed a tired, former 1960's retail building into a contemporary practice.

The new project included demolition of the previous fitout and fulfilling the make-good conditions of his former Wanneroo premises. With a history of experience at the former sites, Medifit was the obvious choice to complete the works.

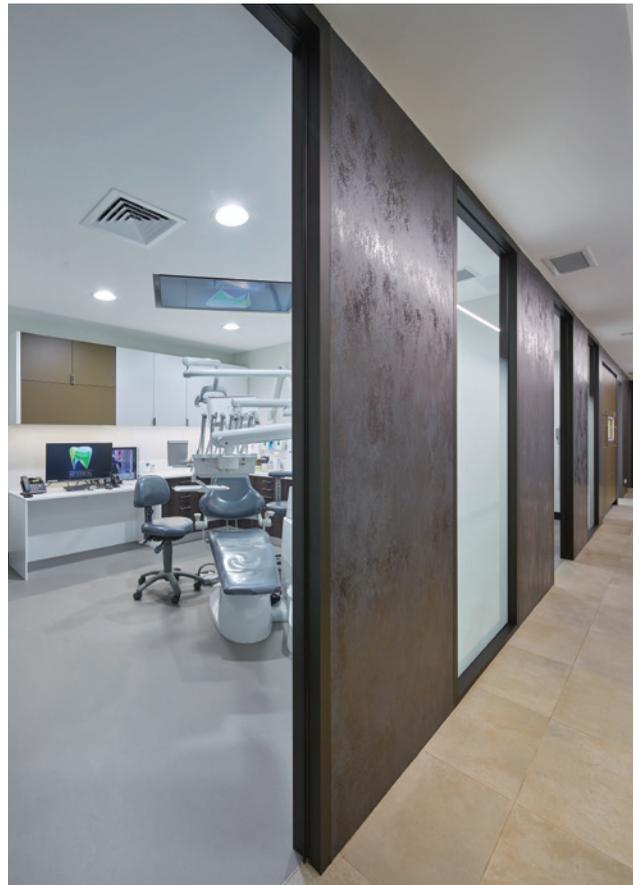
Medifit's dental joinery is recognised in the industry as some of the best available in Australia and the cabinetry and counters at the original AV Dental were still in excellent working order some 8 years later. Medifit builds joinery to withstand the rigours of long-term commercial use and the modular design enabled them to re-use much of the original joinery in the new and improved AV Dental, resulting in significant cost savings and environmental benefits.

From the time when he set up his first practice, Andrew's ethos has always been to put dentistry first in his decision making.

"I wanted to bring back what I believe good dentistry is about - where quality materials and equipment are used, the staff are well taken care of and the patient has an overwhelmingly positive experience. I wanted to dispel the idea that going to the dentist is something to be feared, both emotionally and financially. I want my patients to experience high quality dentistry at affordable rates in a friendly and caring environment," he said.

With just over 300m² to work with, the space has been designed to accommodate AV Dental and an adjoining specialist practice. Separate reception, waiting and treatment suites provide for a unique look and feel for each practice whilst functional spaces (e.g. the steri, staff room and WC's) are shared.

Andrew's new practice consists of 3 surgeries, staff room, walk-through steri and lab and a generous waiting and reception area. There is also an IT room adjacent to reception for the practice server and additional storage.



The signature reception desk was successfully transferred from the original practice and skillfully blended with the new interior's high-end hotel lobby feel. Designed in a futuristic, faceted style with the panels angled for highlight detail, the reception counter is a familiar sight for existing patients. Further enhancements included full height floor to ceiling segmented tiling to the waiting room wall with rebated LED strip lighting emphasising the rebates. Further full height tiling was also installed to the corridor which highlights the high-end feel.

The layout throughout has been designed with a clean, modern ambience, with the angles from reception echoing in the floor treatments. Surgeries are state-of-the-art, with large screens flush mounted seamlessly into the ceiling providing comfortable viewing for patients. Custom cabinetry provides ample space for all equipment and plenty of storage options to ensure the surgeries are as efficient as they are elegant.



Summary

The Practice

The Practice	AV Dental
Principals	Dr Andrew Wang
Type of Practice	General
Location	Wanneroo, Perth, Western Australia
Size	174 square metres
No of chairs	3 + 1

The Team

Design	Medifit Design & Construct
Construction	Medifit Design & Construct

Equipment

Dental Units	KaVo E50
Autoclaves	Mocom Futura
X-ray	Planmeca ProMax Gendex Expert DC Intra Oral X Ray with Gendex GXS 700 Digital Intraoral Sensor
Compressor	Dürr Duo/Trio
Suction	Dürr VS600/900
Software	Dental4windows

The practice is situated in Wanneroo, one of Perth's busy northern suburbs. Young families with children make up a significant portion of the local demographic and the population is forecasted to grow significantly, making the area an excellent prospect for a dental practice. The building is located on a busy corner of a main thoroughfare with a major Shopping Centre and has excellent exposure to passing vehicular and pedestrian traffic.

From the time Medifit commenced on site, the building renovation and fitout work was completed in less than 12 weeks. Considering the complexity of the project, this was no mean feat. Dr Wang was able to open the doors of his new practice on schedule as he did on all his previous projects.

Medifit's experience with regard to building renovations and their intimate knowledge of dental fitouts is testament to Medifit's pioneering work in the healthcare sector. Medifit's Sam Koranis said "Andrew has now built three practices with us and we're proud of each one. We pride ourselves on delivering bespoke solutions that are uniquely tailored to each individual practitioner and their situation. Andrew is a consummate professional and we have worked well together over many years. The new AV Dental is testament to his vision and we know he will continue his success in his new practice".

Dr Wang added "Medifit took away the stress of setting up the practice by simplifying the process and taking care of all



of the red tape. They also provided the industry connections to make everything else easier as well. Medifit was able to deliver everything hassle free, on time and on budget. As always, their eye for detail is unsurpassed in the industry and the value adds that Sam provided me throughout all the negotiations were greatly appreciated. I highly recommend Medifit to anyone that is looking to produce a unique project that does not resemble a cookie cutter approach. A big thank you to the entire Medifit team".