



SET AMONG LUSH ACRES OF LANDSCAPED GARDENS YOU'LL FIND FAIRLAWNS BOUTIQUE HOTEL AND SPA, AN URBAN SANCTUARY RIGHT IN THE HEART OF JOHANNESBURG.

With close attention to detail and exceptional service, Fairlawns creates an intimate atmosphere where some of the globe's most vibrant personalities converge. The chic, upscale suites are individually decorated in varying themes ranging from Eastern influence to French provincial, each featuring every desired modern amenity. The hotel also caters to a variety of culinary tastes with an array of elegant dining experiences to choose from.

Located in Johannesburg - South Africa's largest city and gateway to the rest of Africa - Fairlawns is situated just 6 km from Sandton's thriving business area, and 20 km from the Johannesburg city centre, to offer the corporate executive a delicate mix of luxury and convenience.

ONCE A MANOR HOUSE NOW PROUDLY A FIVE STAR BOUTIQUE HOTEL

Established in 1997, Fairlawns, or "FBH" as it's come to be affectionately known by Managing Director, Michael Kewley, is a property proud in heritage and character. Previously a luxury private residence, it is only fitting that the property has transformed "herself" into the stylish hotel, with an air of eclectic sophistication, that Fairlawns is today.

This your invitation to consider Fairlawns Boutique Hotel and Spa your home away from home, where exceptional service and heartfelt hospitality can be soaked up like the African sun.

Replica of "Girl with a Pearl Earring", an oil painting by 17th-century Dutch painter Johannes Vermeer. The original has been in the collection of the Mauritshuis in The Hague since 1902.

EVERY CONFERENCE NEED CATERED FOR

Fairlawns offers corporate guests the use of truly premier conference and meetings facilities.

Conveniently located in the elegant suburb of Morningside, and professionally serviced, these facilities are perfectly suited for business functions, special events, and meetings of every nature.

An intimate business suite, separate board-room, as well as two conference rooms catering for groups of up to 60 delegates are available. These facilities offer absolute privacy and a full range of services, ensuring that your every requirement is met.

Conferencing is available at a daily fee, which includes venue hire, standard conference equipment, and refreshments served from the Amuse-Bouche restaurant.

The following conferencing equipment is offered as standard:

- Screen
- White Board
- Flipchart
- Mints, Pens and Note Pads
- Mounted Data Projector
- Complimentary Wi-Fi

Additional services and facilities can be arranged upon request.



GROUPS AND INCENTIVES

Fairlawns is perfectly suited for use as a groups travel package or incentive. Offers can be tailored dependent on group size, with various options for accommodation available.

Reserving all 12 Courtyard Suites entitles you to use of the Courtyard Garden for a private evening cocktail function.

VOUCHERS AND GIFT CARDS

A Fairlawns voucher makes for the perfect gift. Tailor-make your voucher or select from a list including, but not limited to:

- Spa Gift Card
- High Tea for Two
- Champagne Breakfast for Two
- Thank You to Personal Assistant
- One Night's Stay



A long, elegantly set dining table outdoors at night. The table is covered with a white tablecloth and a green runner. It is set with white plates, silverware, and glasses. The table is surrounded by clear acrylic chairs. The background is filled with lush greenery and a stone table. The scene is lit with warm, ambient lighting, including lanterns and string lights.

WE DON'T BUILD
SERVICES TO
MAKE MONEY;
WE MAKE MONEY
TO BUILD
BETTER SERVICES

Mark Zuckerberg

ROOMS AND SUITES

Fairlawns features 40 suites including a two bedroom Tree House Studio and two bedroom Presidential Spa Apartment.

Suites

The Grand Château wing offers 20 suites. These suites can be enjoyed by group travellers as a private residence due to the area's direct drop off access. Adjoining twin suites are available in this wing, which makes it perfectly suited for conference delegates looking to share.

Luxury Suites

12 Luxury Suites are housed in a Palladian building forming an elegant courtyard with formal gardens.

Deluxe Suites

Six Deluxe Suites overlook the gardens and pool and feature a communal breakfast terrace. Three of the suites feature private balconies, while the others open onto an oak-shaded terrace.

Tree House Studio

Named for its positioning in the treetop canopy, this two bedroom family suite is the latest addition to the Fairlawns offering. With its state of the art kitchen, lounge and dining room, this suite is ideally suited to longer family stays.

Presidential Spa Apartment

In addition to size and exclusivity, the Presidential Apartment offers two private en-suite bedrooms, a master and guest bedroom upstairs, formal lounge and formal dining room. The Presidential Apartment also features its own kitchen, study and spa suite to enjoy private treatments.





Courtyard Suite



AMUSE-BOUCHE

F O O D & W I N E

Dining at Fairlawns is a culinary delight. Amuse-Bouche, the property's flagship restaurant features modern cuisine prepared in Africa with a French influence, in a spectacular fine dining setting.

Amuse-Bouche boasts a sophisticated à la carte menu for the discerning palate, paired with a Diamond Award Winning wine list.

The Amuse-Bouche menu is also available in the privacy of your suite through in-suite dining.

Breakfast is served from the restaurant daily.



MANOR HOUSE BISTRO

Manor House Bistro features more casual, al fresco dining, in a contemporary setting that caters to eclectic tastes.

The restaurant is elegant, yet still homely and welcoming, and features some of your favourite café style meals. Not to mention the Strawberry Daiquiri tea trolley serving decadent sweet treats.

Partake in a classic, with morning and afternoon tea served daily. You can also indulge in Champagne or sparkling wine served by the glass.

CHAMPAGNE ROOM AND GARDEN ATRIUM

Creating an atmosphere for indulgence and revelry in the heart of Fairlawns, the Champagne Room is a luxurious and intimate space that's perfect for drinks for two or a small party.

Choose from a selection of prestige champagnes, local sparkling varieties, fine wines and rare spirits.

The adjoining atrium set in secluded gardens is the perfect place for late afternoon sundowners. You can listen to the birdsong of the garden while experiencing an African sunset.

PIANO LOUNGE

Enjoy live performances by local classical pianists on the Broadwood Baby Grand, as you unwind with a glass of sparkling wine before dinner.



SPECIAL OCCASIONS

Fairlawns is perfectly suited for a sophisticated corporate or private function for those wishing to avoid the typical.

The hotel offers a tranquil respite from bustling Johannesburg for your special occasion, be it a formal dinner, breakfast presentation, bespoke cocktail function, or intimate wedding of up to 60 guests. Types of functions include but are not limited to:

- Garden dinner parties on the landing (up to 20 guests)
- Vow renewals or second weddings on the garden landing (up to 20 guests)
- Reserve all 12 Courtyard Suites for your guests and you can host an intimate garden wedding in the private Courtyard Gardens (up to 40 guests)
- Grand afternoon tea parties
- Book club functions

'Into the Woods', the private dining area, offers a memorable experience for up to 12 guests under a chandelier in a recreation of a Birchwood forest.



A vibrant outdoor garden patio scene. In the foreground, a lounge chair with a black and white striped cushion is adorned with three large, floral-patterned pillows. A rolled-up white towel and a white parasol are also on the chair. The patio is set on a well-maintained green lawn, dotted with numerous white patio umbrellas. In the background, several people are seen walking or standing near tables, suggesting a social gathering. The overall atmosphere is bright and inviting, with lush greenery and flowers framing the scene.

A GUEST IS A
JEWEL ON THE
CUSHION OF
HOSPITALITY

Rex Stout



SPA

AT FAIRLAWNS

Rejuvenate, relax and restore in the exquisite bamboo forest gardens of the Balinese-style Spa at Fairlawns, with an extensive selection of facials, massage therapies, grooming and body treatments on offer.

The spa features five indoor treatment rooms and three outdoor treatment salas that can accommodate groups of two and more, together with a Manicure and Pedicure lounge also ideal for groups.

The spa features five indoor treatment rooms, three outdoor treatment salas and a Manicure and Pedicure lounge. All areas are ideal for groups of two and more.

Tailor-made corporate spa packages are available, so whether it's your company employees or conference delegates, a welcoming environment is created to ensure the person visiting feels comfortable and relaxed.

Only products from leading international cosmetic and skincare brands like QMS Medicosmetics, Skin Doctors and Clarins are used. Locally produced product ranges are also available.



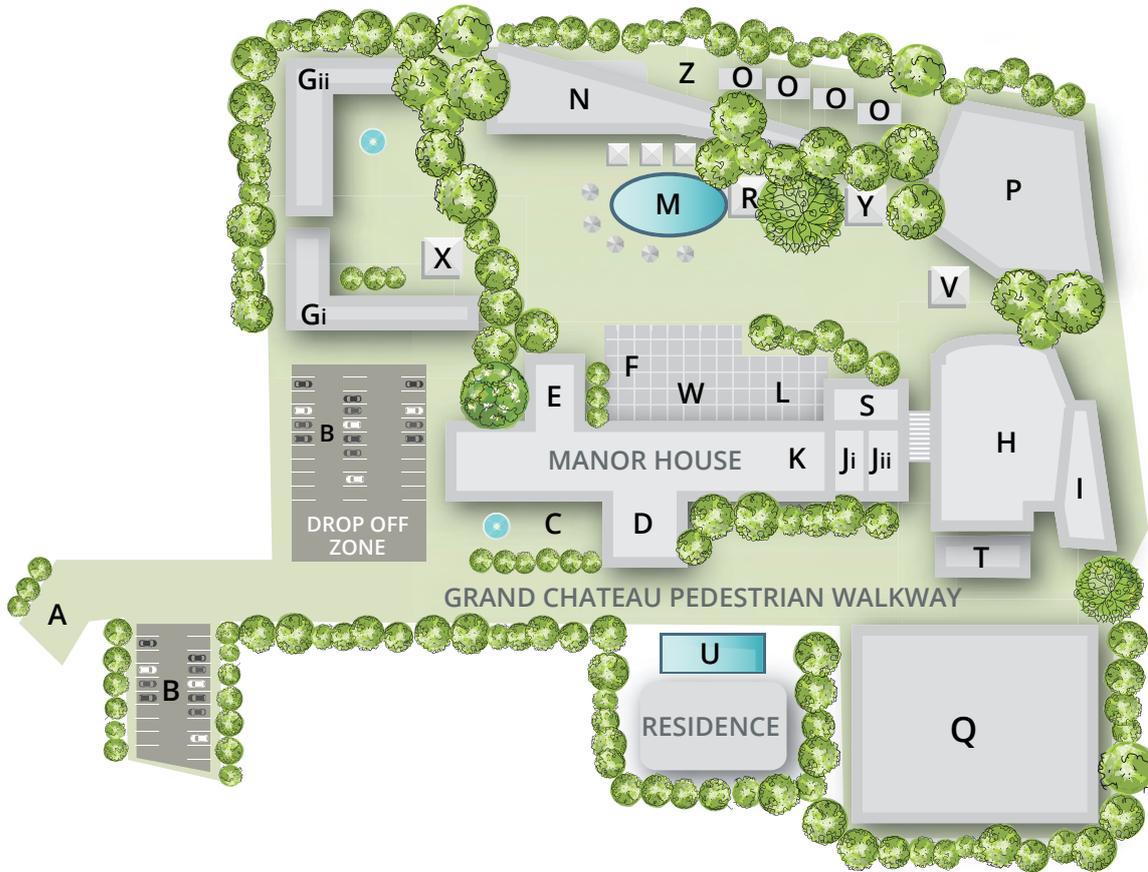
FITNESS AND LEISURE

Keep in shape in a 24 hour fitness centre equipped to international standards with full circuit strength equipment, treadmills, exercise bicycles and elliptical trainers. Private lockers, steam showers and sauna facilities are available for guests of the hotel.

Immerse yourself in the tranquil gardens of the Fairlawns Boutique Hotel each Saturday morning with Tai Chi on the lawns.

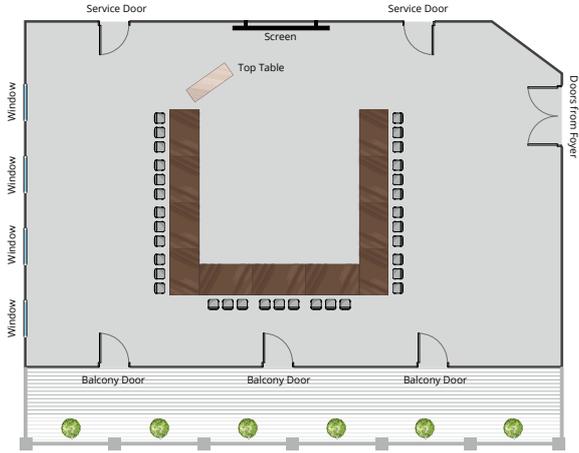
Yoga Instructors and Personal Trainers are also available upon request.

PROPERTY LAYOUT

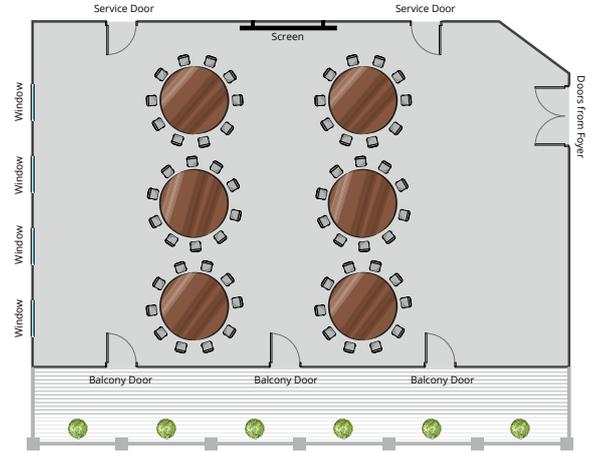


- A. Property Entrance
- B. Parking
- C. Reception Walkway
- D. Reception
- E. Champagne Room & Garden Atrium
- F. Amuse Bouche Restaurant
- G (i). Courtyard Suites 1-4
- G (ii). Courtyard Suites 5-12
- H. Villa Suites 13-18
- I. Presidential Spa Apartment
- J. (i) Executive Boardroom
(ii) Into the Woods Private Dining
- K. Manor House Bistro
- L. Champagne Terrace
- M. Pool & Gazebos
- N. Manicure & Pedicure Bar
- O. Outdoor Spa Sala's
- P. Spa, Gym & Banquets
- Q. Grand Chateau 21-40
- R. Special Occasions Gazebo
- S. Tree House Studio
- T. Reading Gazebo
- U. Residence Pool
- V. Lounge Gazebo
- W. Piano Lounge
- X. Rose Gazebo
- Y. Garden Landing
- Z. Balinese Spa Garden

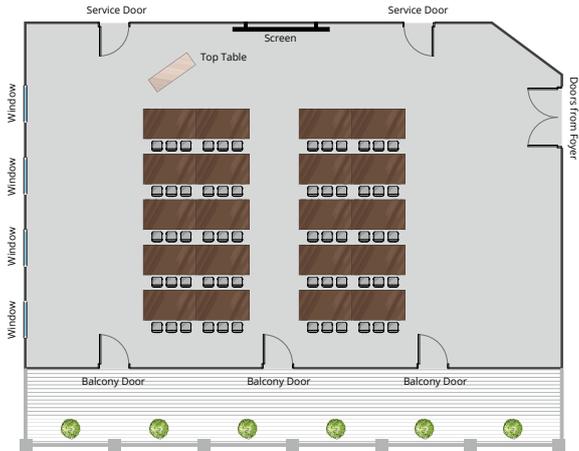
CONFERRING FLOORPLANS



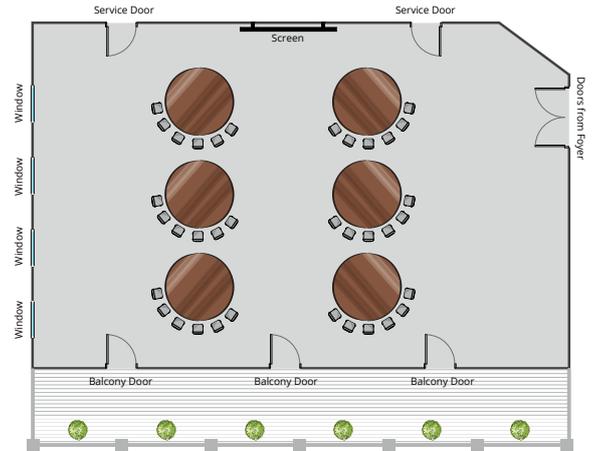
STRELITZIA U-SHAPE



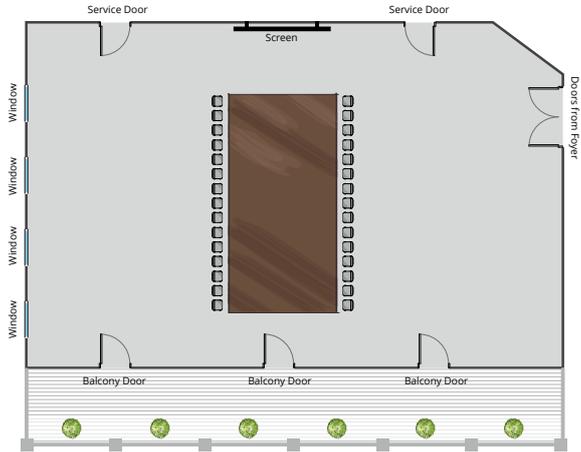
STRELITZIA BANQUETING



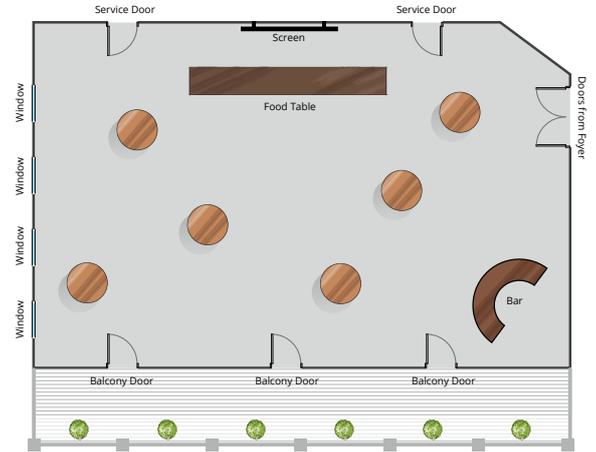
STRELITZIA CLASSROOM



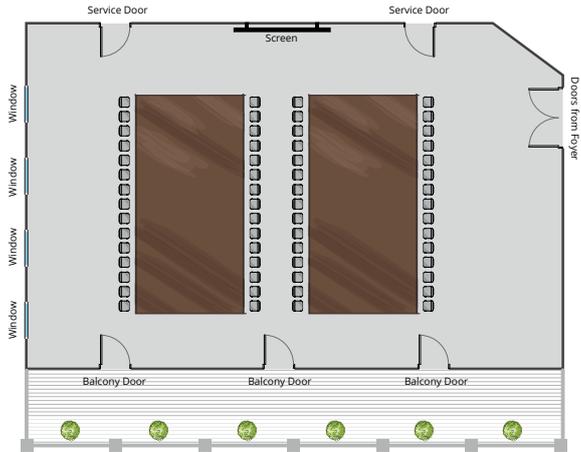
STRELITZIA CABARET



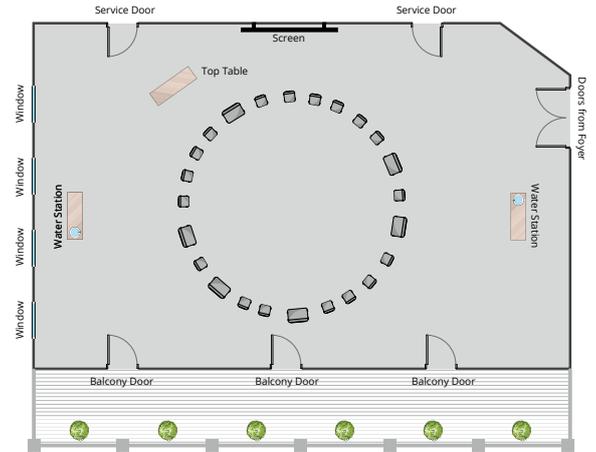
STRELITZIA LONG TABLE SINGLE



STRELITZIA COCKTAILS



STRELITZIA LONG DOUBLE TABLES



STRELITZIA INFORMAL

FAIRLAWNS BOUTIQUE HOTEL AND SPA

1 Alma Road, Morningside, Johannesburg, South Africa

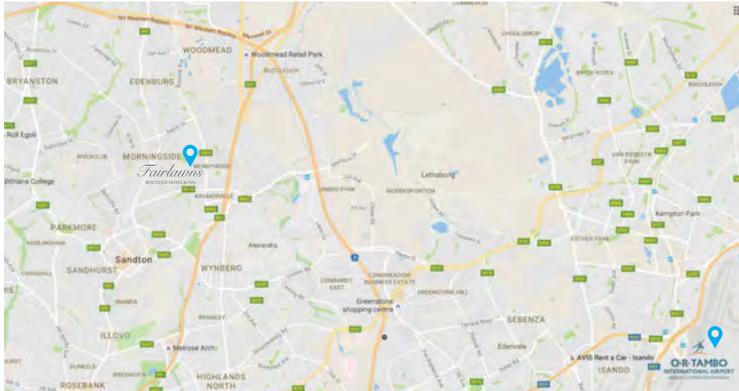
Call +27 (0)11 808 7300 Fax +27 (0)11 802 7261

functions@fairlawns.co.za salesexec@fairlawns.co.za

www.fairlawns.co.za

MAKE OUR LUXURY
PART OF YOUR
CORPORATE REALITY

Michael Kewley – Managing Director



Fairlawns
BOUTIQUE HOTEL & SPA
★★★★★

