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Planning

## **NEW HOMES FOR SMALL SITES: Phase 1 Package A Site 1: HIGHGATE ROAD ESTATE**

London Borough of Camden

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2026/S 000-014954

Procurement identifier (OCID): ocds-h6vhtk-065779

Published 18 February 2026, 4:29pm

### **Scope**

### **Description**

The proposed development is part of Camden's first phase of its New Homes for Small Sites Programme (NHSSP) which sits within Camden's wider Community Investment Programme (CIP). The programme aims to build new genuinely affordable social rent and intermediate rent homes on underutilised small and infill sites across Camden's Housing estates, working closely with residents and local communities. Public consultation is fundamental to development of CIP Projects. The programme is funded by grant funding and a site disposals programme to enable the delivery of 100% affordable homes on delivery sites.

Phase 1 of the NHSS Programme comprises of 3 packages (A, B and C), for a total of 5 sites located in 5 separate housing estates. This brief and Preliminary Market Engagement Notice refers only to the sites contained within Package A:

- Site 1: Highgate Road estate

### **Total value (estimated)**

- £5,700,000 excluding VAT
- £6,840,000 including VAT

Above the relevant threshold

### **Contract dates (estimated)**

- 1 December 2026 to 30 January 2027
- 1 month, 30 days

### **Main procurement category**

Works

### **CPV classifications**

- 45000000 - Construction work

### **Contract locations**

- UKI31 - Camden and City of London

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## **Engagement**

### **Engagement deadline**

4 March 2026

## **Engagement process description**

Please complete the Pre-Market engagement response sheet via ProContract using the weblink below:

<https://procontract.due-north.com/Advert?advertId=d2f5467d-270c-f111-813c-005056b64545&p=2241eb95-058a-e511-80f7-000c29c9ba21>

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## **Participation**

### **Particular suitability**

Small and medium-sized enterprises (SME)

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## **Contracting authority**

### **London Borough of Camden**

- Public Procurement Organisation Number: PZXL-5842-VBBG

London Borough of Camden

London

N1C 4AG

United Kingdom

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Website: <https://www.camden.gov.uk>

Region: UKI31 - Camden and City of London

Organisation type: Public authority - sub-central government