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Pipeline

Hargrave House Development Scheme

Essex County Council

UK1: Pipeline notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-019352

Procurement identifier (OCID): ocds-h6vhtk-050dc1

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Scope

Reference

EHDLLP_PL0116

Description

Established in 2016, Essex Housing has a wealth of public sector and private sector experience in residential and commercial development. From conception to completion, we have expertise in project managing complex construction projects in a political environment on an end-to-end basis. The team has a live programme of 1,033 homes and community assets across the county, around half of which are for specialist and affordable housing.

Essex County Council is procuring on behalf of Essex Housing, with the resulting contract between Essex Housing and the successful Bidder, to deliver the following construction works at

Hargrave House (based in Chelmsford, Essex) Development site, through an Open Tender Sourcing Procedure:

Demolition of two buildings on the existing site, followed by:

1. Construction of a new building for use by a third party charity organisation.
2. Construction of 10nr general needs private market houses, including associated external works, drainage, and services.

Total value (estimated)

- £5,500,000 including VAT

Contract dates (estimated)

- 2 February 2026 to 28 May 2027
- 1 year, 3 months, 27 days

Main category

Works

CPV classifications

- 45000000 - Construction work

Contract locations

- UKH3 - Essex
-

Participation

Particular suitability

Small and medium-sized enterprises (SME)

Submission

Publication date of tender notice (estimated)

1 October 2025

Procedure

Procedure type

Open procedure

Above or below total value threshold

Above or equal to threshold

Contracting authority

Essex County Council

- Public Procurement Organisation Number: PWVM-4844-NRQH

County Hall, Market Road

Chelmsford

CM1 1QH

United Kingdom

Email: ProcurementSandA@essex.gov.uk

Region: UKH36 - Heart of Essex

Organisation type: Public authority - sub-central government