

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/024285-2025>

Pipeline

## Homes England - Construction of Primary School - Brookleigh

Homes England (the name adopted by the Homes and Communities Agency)

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

Notice identifier: 2025/S 000-024285

Procurement identifier (OCID): ocds-h6vhtk-051bf6

Published 21 May 2025, 4:46pm

## Scope

## Reference

DN714029

## Description

Homes England is issuing this pipeline notice for a potential works contract for the construction of a 2 form of entry Primary School including SEND capacity at Brookleigh.

The new Brookleigh Primary School will consist of a two-form entry (2FE) school, offering a basic capacity of approximately 420 pupil places. The school is additionally required to accommodate approximately 52 places (full-time equivalent) nursery and approximately 16 place Special Support Centre (SSC) with associated external learning spaces, external works and staff parking.

Please note this is a pipeline notice only and there is no further information at this time. A

tender notice (UK4) will be issued on Find a Tender Service (the Government's Central Digital Platform) when the opportunity is launched. Please do not contact Homes England at this stage in regard to this notice.

All values, capacity numbers and dates in this notice are estimated only and Homes England reserves the right to amend any of the information prior to issuing an invitation to tender. This notice does not bind Homes England to issue an invitation to tender for the requirements stated.

We may also issue additional notices (such as a preliminary market engagement notice (UK2)) in the interim period, prior to the tender notice.

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

- £18,000,000 excluding VAT
- £21,600,000 including VAT

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

- 26 January 2026 to 2 October 2027
- 1 year, 8 months, 8 days

### **Main category**

Works

### **CPV classifications**

- 45214000 - Construction work for buildings relating to education and research

- 45214210 - Primary school construction work

## **Contract locations**

- UKJ - South East (England)

---

## **Submission**

### **Publication date of tender notice (estimated)**

16 September 2025

---

## **Procedure**

### **Above or below total value threshold**

Above or equal to threshold

---

## **Contracting authority**

**Homes England (the name adopted by the Homes and Communities**

## Agency)

- Public Procurement Organisation Number: PMTT-3573-RLZV

The Lumen, St James Boulevard, Newcastle Helix

Newcastle upon Tyne

NE4 5BZ

United Kingdom

Email: [transparency@homesengland.gov.uk](mailto:transparency@homesengland.gov.uk)

Website: <https://www.gov.uk/government/organisations/homes-england>

Region: UKC22 - Tyneside

Organisation type: Public authority - sub-central government