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Contract

## **P-0481 New Islington Estate Management and Maintenance Contract**

Manchester City Council

F03: Contract award notice

Notice identifier: 2025/S 000-051097

Procurement identifier (OCID): ocids-h6vhtk-04deb6

Published 26 August 2025, 7:55am

### **Section I: Contracting authority**

#### **I.1) Name and addresses**

Manchester City Council

Floor 5 (Mount Street Elevation),, Town Hall Extension, Albert Square

Manchester

M60 2LA

#### **Contact**

Ms Samantha Wilson

#### **Email**

[samantha.wilson@manchester.gov.uk](mailto:samantha.wilson@manchester.gov.uk)

#### **Telephone**

+44 1612345000

#### **Country**

United Kingdom

**Region code**

UKD3 - Greater Manchester

**Internet address(es)**

Main address

<http://www.manchester.gov.uk>

Buyer's address

<http://www.manchester.gov.uk>

**I.4) Type of the contracting authority**

Regional or local authority

**I.5) Main activity**

General public services

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## **Section II: Object**

### **II.1) Scope of the procurement**

#### **II.1.1) Title**

P-0481 New Islington Estate Management and Maintenance Contract

Reference number

DN763492

#### **II.1.2) Main CPV code**

- 70000000 - Real estate services

#### **II.1.3) Type of contract**

Services

#### **II.1.4) Short description**

The New Islington Estate requires a Managing Agent to undertake effective management and maintenance of the common parts, throughout the remaining development period and into the future, ensuring that the area operates as an active and sustainable residential community with a management and maintenance regime commensurate with the requirements of an emerging city centre neighbourhood.

#### **II.1.6) Information about lots**

This contract is divided into lots: No

#### **II.1.7) Total value of the procurement (excluding VAT)**

Value excluding VAT: £2,500,000

### **II.2) Description**

#### **II.2.2) Additional CPV code(s)**

- 50000000 - Repair and maintenance services

### **II.2.3) Place of performance**

NUTS codes

- UKD3 - Greater Manchester

### **II.2.4) Description of the procurement**

Further details were set out in the procurement documents.

### **II.2.5) Award criteria**

Quality criterion - Name: Quality / Weighting: 35

Quality criterion - Name: social value / Weighting: 20

Quality criterion - Name: Zero Carbon & Environment / Weighting: 10

Price - Weighting: 35

### **II.2.11) Information about options**

Options: No

### **II.2.13) Information about European Union Funds**

The procurement is related to a project and/or programme financed by European Union funds: No

### **II.2.14) Additional information**

The Council is used the e-business portal known as the Chest. Applicants were required to

register their details at the following link [www.the-chest.org.uk](http://www.the-chest.org.uk). Applicants were required to

electronically submit their completed tender documents, including online questionnaire, via

the on-line portal by 11am on Monday 31st March 2025 as referred to in IV.2.2.

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## **Section IV. Procedure**

### **IV.1) Description**

#### **IV.1.1) Type of procedure**

Open procedure

#### **IV.1.8) Information about the Government Procurement Agreement (GPA)**

The procurement is covered by the Government Procurement Agreement: Yes

### **IV.2) Administrative information**

#### **IV.2.1) Previous publication concerning this procedure**

Notice number: [2025/S 000-004953](#)

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## **Section V. Award of contract**

A contract/lot is awarded: Yes

### **V.2) Award of contract**

#### **V.2.1) Date of conclusion of the contract**

23 July 2025

#### **V.2.2) Information about tenders**

Number of tenders received: 4

Number of tenders received from SMEs: 2

Number of tenders received from tenderers from other EU Member States: 0

Number of tenders received from tenderers from non-EU Member States: 4

Number of tenders received by electronic means: 4

The contract has been awarded to a group of economic operators: No

#### **V.2.3) Name and address of the contractor**

Cube Homes Ltd

2a Derwent Avenue

Manchester

M21 7QP

Country

United Kingdom

NUTS code

- UKD3 - Greater Manchester

The contractor is an SME

No

#### **V.2.4) Information on value of contract/lot (excluding VAT)**

Initial estimated total value of the contract/lot: £2,500,000

Total value of the contract/lot: £2,500,000

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## **Section VI. Complementary information**

### **VI.4) Procedures for review**

#### **VI.4.1) Review body**

The High Court (England, Wales and Northern Ireland)

The Strand

London

WC2A 2LL

Country

United Kingdom

