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Award

Lexden Gardens Selling Agent

Essex County Council

UK6: Contract award notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-052398

Procurement identifier (OCID): ocds-h6vhtk-05904b

Published 29 August 2025, 11:56am

Scope

Reference

PL0113

Description

Lexden Gardens is the redevelopment by Essex Housing Development LLP of the former Essex County Hospital site and buildings which first came into use in 1805. The site is in a prime location in the city with a prominent frontage to Lexden Road close, close to the retail facilities on Crouch Street and all the Colchester city centre facilities. Colchester mainline railway station is approximately 1.3 miles from the site and a 28-minute walk.

The services of a residential estate agent is required to undertake the selling of 63 apartments in Phase 1 of the Lexden Gardens development.

Contract 1

Supplier

- MICHAELS PROPERTY CONSULTANTS LIMITED

Contract value

- £166,666 excluding VAT
- £200,000 including VAT

Below the relevant threshold

Award decision date

21 August 2025

Earliest date the contract will be signed

29 August 2025

Contract dates (estimated)

- 1 September 2025 to 31 August 2026
- 1 year

Main procurement category

Services

CPV classifications

- 70000000 - Real estate services

Contract locations

- UKH3 - Essex

Information about tenders

- 3 tenders received
- 3 tenders assessed in the final stage:
 - 2 submitted by small and medium-sized enterprises (SME)
 - 0 submitted by voluntary, community and social enterprises (VCSE)
- 1 supplier awarded contracts
- 2 suppliers unsuccessful (details included for contracts over £5 million)

Procedure

Procedure type

Below threshold - limited competition

Supplier

MICHAELS PROPERTY CONSULTANTS LIMITED

62 Head Street

Colchester

CO1 1PB

United Kingdom

Email: info@michaelscommercial.co.uk

Region: UKH34 - Essex Haven Gateway

Small or medium-sized enterprise (SME): Yes

Voluntary, community or social enterprise (VCSE): No

Contract 1

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