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Tender

UKRI-4681 Construction Partner for Science and Technology Facilities Council

UK Research & Innovation (UKRI)

UK4: Tender notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-064334

Procurement identifier (OCID): ocds-h6vhtk-05ad1f

Published 10 October 2025, 4:13pm

Scope

Description

The UKRI-STFC Science Estate are beginning a long-term Estate transformation and a decarbonisation programme, not only planning for new buildings and infrastructure but to address backlog maintenance, replace end-of-life estate and to decarbonise. A long-term partnership agreement of 8 years has been identified as the optimum approach to securing both a Construction Partner and Programme Partner in delivering this important programme.

UKRI –STFC are instructing two separate procurements, for each partner, with the requirement for the partners appointed to work collaboratively with STFC Estate leaders and wider stakeholders to realise the programme. Given the full potential scope of the UKRI-STFC Estates transformation programme, the propose maximum value for the Construction Partner is £800million excl. VAT. It is to be noted that this is the maximum spend and is not fully guaranteed.

This procurement will appoint a national, strategic, long-term construction partner to deliver the capital works required

Total value (estimated)

- £800,000,000 excluding VAT
- £960,000,000 including VAT

Above the relevant threshold

Contract dates (estimated)

- 10 July 2026 to 10 July 2034
- 8 years, 1 day

Main procurement category

Works

CPV classifications

- 45210000 - Building construction work

Contract locations

- UK - United Kingdom

Participation

Particular suitability

Small and medium-sized enterprises (SME)

Submission

Enquiry deadline

14 November 2025, 2:00pm

Submission type

Tenders

Tender submission deadline

14 November 2025, 2:00pm

Submission address and any special instructions

To access this opportunity please click here: https://ukri2.my.salesforce-sites.com/ProSpecnd__CS_ContractPage?SearchType=Projects&uid=a1MTm000008J9XfMAK&searchStr=&sortStr=Recently+Published&page=1&filters=&County=

Please note the following steps for accessing this opportunity via the Atamis eSourcing platform:

1. Log in or create an account here: <https://ukri2.my.site.com>
2. Navigate to the opportunity in the Find an Opportunity section of the site or via the direct access link above.
3. Select Register Interest (you will not be able to view the tender documentation without registering an interest).
4. Go back to the main menu and navigate to the My Proposals and Quotes section of the site.

5. Select the opportunity from the list. Tender Documents for download are found in the Documents tab.

Tenders may be submitted electronically

Yes

Languages that may be used for submission

English

Award decision date (estimated)

5 December 2025

Award criteria

Name	Description	Type	Weighting
Quality	PQQ Stage therefore quality weighting 100%	Quality	100.00%

Other information

Applicable trade agreements

- Government Procurement Agreement (GPA)

Conflicts assessment prepared/revised

Yes

Procedure

Procedure type

Competitive flexible procedure

Competitive flexible procedure description

UKRI will be procuring for a Construction Partner under the Procurement Regulations 2024 as a competitive flexible procedure.

The proposed approach will follow these stages:

Stage One – Pre-Qualification Questionnaire.

This stage will reduce the initial expressions of interest down to a maximum of Five Suppliers who will be invited to bid for the second stage

Stage Two – Tender Process.

During this stage UKRI will incorporate two Dialogue Phases. The first of which takes place within two weeks of the tender being issued to the shortlisted suppliers.

Post tender submission, there will be a second dialogue phase with the suppliers.

Stage Three – Assessment Centre.

Following evaluation of the ITT, the two highest-scoring suppliers who meet or exceed the required quality threshold will be invited to participate in stage 3, a Competency Assessment Centre (Location, Date and Times are to be confirmed nearer the time)

Contracting authority

UK Research & Innovation (UKRI)

- Public Procurement Organisation Number: PDQJ-7126-JDHG

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Organisation type: Public authority - central government