

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/068028-2025>

Tender

## **PRN25072 Newtownabbey Area Land Design & Build No. 2**

Choice Housing Ireland Limited

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

Notice identifier: 2025/S 000-068028

Procurement identifier (OCID): ocds-h6vhtk-05d2fa

Published 24 October 2025, 9:17am

### **Scope**

### **Reference**

PRN25072

### **Description**

Choice Housing seeks to appoint Developer(s) to provide Competitive Land, Design and Build works opportunities in the Newtownabbey area to deliver social housing projects as part of the Social Housing Development Programme (SHDP). This will include the supply of land and design and construction of properties to meet the Department for Communities' Housing Association Guide and statutory requirements (e.g. Planning Permission, Building Control approval), as well as adhering to Choice Housing's Design Requirements guide, Employer's Requirements and performance specifications.

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

- £3,000,000 excluding VAT

- £3,600,000 including VAT

Below the relevant threshold

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

- 30 January 2026 to 30 July 2026
- 6 months, 1 day

### **Main procurement category**

Works

### **CPV classifications**

- 45210000 - Building construction work
- 45211000 - Construction work for multi-dwelling buildings and individual houses
- 45211300 - Houses construction work
- 71000000 - Architectural, construction, engineering and inspection services
- 71240000 - Architectural, engineering and planning services
- 71250000 - Architectural, engineering and surveying services
- 71220000 - Architectural design services

### **Contract locations**

- UKN0 - Northern Ireland
-

## **Submission**

### **Enquiry deadline**

21 November 2025, 11:59pm

### **Tender submission deadline**

28 November 2025, 11:59pm

### **Submission address and any special instructions**

<https://etendersni.gov.uk>

### **Tenders may be submitted electronically**

Yes

---

## **Award criteria**

Quality/Technical 30% Price Cost 70%

---

## **Procedure**

### **Procedure type**

Below threshold - open competition

---

## Contracting authority

### Choice Housing Ireland Limited

- Companies House: NP000408

37-41 May Street

Belfast

BT1 4DN

United Kingdom

Email: [corporate.procurement@choice-housing.org](mailto:corporate.procurement@choice-housing.org)

Website: <https://www.choice-housing.org>

Region: UKN06 - Belfast

Organisation type: Public authority - sub-central government

Devolved regulations that apply: Northern Ireland