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Planning

The Provision of Hard Facilities Management Services

ORIEL ESTATES SERVICES LLP

UK2: Preliminary market engagement notice - Procurement Act 2023 - [view information about notice types](#)

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Scope

Description

Oriel is a joint initiative between Moorfields Eye Hospital NHS Foundation Trust, the UCL Institute of Ophthalmology, and Moorfields Eye Charity. Together, all services at Moorfields Eye Hospital on City Road and the UCL Institute of Ophthalmology on Bath Street, will be relocated to a new, integrated centre in Camden.

This move is a transformative opportunity to create a world-leading centre for eye care, research, and education. Harnessing clinical care and research expertise under one roof in a new fit-for-purpose centre will enable closer collaboration between clinicians and researchers to speed up the delivery of treatments and therapies for patients. The centre will deliver the highest-quality clinical care, research and education in an environment that promotes innovation.

As a new development, Oriel requires the procurement of a comprehensive hard services facilities management (FM) solution to make the building fully operational. This service will encompass all engineering hard services related to the building's infrastructure, including:

- Planned preventive maintenance
- Reactive repairs

- Project works
- Statutory compliance activities

This scope covers the building infrastructure only and excludes any hospital operational or clinical equipment used directly in patient care.

Oriel aims to launch the tender in early January 2026, appoint a supplier by August 2026, and commence services 16th December 2026.

Procurement of soft facilities management services will be undertaken separately.

Contract dates (estimated)

- 16 December 2026 to 15 December 2031
- Possible extension to 15 December 2034
- 8 years

Main procurement category

Services

CPV classifications

- 71000000 - Architectural, construction, engineering and inspection services
- 79993000 - Building and facilities management services

Engagement

Engagement deadline

28 November 2025

Engagement process description

Oriel invites interested organisations to attend a pre-market engagement session, to be held via Microsoft Teams, regarding the provision of Hard FM services to Oriel Estates Services LLP.

The session will provide an overview of the opportunity and to engage with potential suppliers ahead of the formal tender process.

Following the session, participating organisations will be invited to complete a questionnaire.

Pre-tender engagement session details:

Date: 4 December 2025

Time: 13:00 - 14:00 pm

Platform: Microsoft Teams

To register and receive the meeting link, please email rf.pptenders@nhs.net, including "Oriel hard FM pre-market engagement" in the subject line of your message, no later than 17:00pm on 28th November 2025.

We look forward to your participation and to sharing more information about this exciting opportunity.

Contracting authority

ORIEL ESTATES SERVICES LLP

- Companies House: OC444176

- Public Procurement Organisation Number: PBJL-1191-MJDH

162 City Road

London

EC1V 2PD

United Kingdom

Contact name: Procurement

Email: rf.pptenders@nhs.net

Region: UKI43 - Haringey and Islington

Organisation type: Public authority - central government