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Tender

North Sunderland Housing Development

Bernicia Group

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

Notice identifier: 2025/S 000-076988

Procurement identifier (OCID): ocds-h6vhtk-05e8a6

Published 25 November 2025, 3:58pm

Scope

Reference

BGPREF0037

Description

Bernicia on behalf of Spirit Regeneration & Development Co. LLP are looking for an experienced contractor to work with us on a new development build in Seahouses, North Sunderland.

The scheme comprises of the design and construction of 18 No. dwellings consisting of 8 No. 3 Bed / 5 Person 1.5 storey houses, 5 No. 2 Bed / 4 Person houses, 4 No. 2 Bed / 3 Person semi-detached bungalows and 1 No. 2 Bed / 3 Person terrace bungalow together with associated external works, drainage, and highway works.

The dwellings MUST be constructed between March 2026 and April 2027.

Total value (estimated)

- £4,600,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 1 March 2026 to 31 March 2027
- 1 year, 1 month

Main procurement category

Works

CPV classifications

- 45000000 - Construction work
- 45210000 - Building construction work

Contract locations

- UKC21 - Northumberland

Participation

This procurement is reserved for

UK suppliers

Submission

Enquiry deadline

6 January 2026, 12:00pm

Tender submission deadline

13 January 2026, 12:00pm

Submission address and any special instructions

Tenders must be submitted via our e-procurement portal at www.in-tendhost.co.uk/Bernicia

Tenders may be submitted electronically

Yes

Award criteria

Full details of all award criteria can be found within the tender documentation pack online in our e-procurement portal.

Procedure

Procedure type

Below threshold - open competition

Documents

Associated tender documents

<http://www.in-tendhost.co.uk/Bernicia>

E-procurement tendering portal

Contracting authority

Bernicia Group

- Mutuals Public Register: 7711

Oakwood Way, Ashwood Business Park

Ashington

NE63 XF

United Kingdom

Contact name: Kerry Hunter

Email: procurement@bernicia.com

Website: <http://www.bernicia.com>

Region: UKC22 - Tyneside

Organisation type: Public undertaking (commercial organisation subject to public authority oversight)