

This is a published notice on the Find a Tender service: <https://www.find-tender.service.gov.uk/Notice/078043-2025>

Planning

The Esplanade - Remedial Works

Gentoo Group

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

Notice identifier: 2025/S 000-078043

Procurement identifier (OCID): ocids-h6vhtk-05eaf8

Published 28 November 2025, 12:10pm

Scope

Reference

REQ740

Description

Proposed Scope of Works - 1, 3, 5 & 9 The Esplanade

We are planning a programme of essential repairs and improvements to the external and communal areas of your building. The main elements of the proposed works are as follows:

External Walls: Repairs to brickwork and stonework, including repointing and specialist repairs where needed, to address weathering and maintain the structural integrity of the buildings.

Roofing: Renewal and repair of both pitched and flat roof coverings, including the replacement of damaged slates and felt systems. All works will be carried out to ensure the roofs are weatherproof and fit for purpose.

Rainwater Goods: Replacement and upgrading of gutters, downpipes, fascias, and soffits to improve rainwater drainage and prevent future water damage.

Communal Areas: Repairs to plasterwork and ceilings in shared spaces, including investigations and remedial works to address any areas affected by damp or deterioration.

Windows and Doors: Maintenance and repairs to windows and doors as required (with further details available in the full schedule).

Other Works: Additional items include the removal of vegetation where necessary, structural assessments, decoration, and any specialist repairs identified during the works.

These works are intended to preserve the appearance, safety, and long-term condition of the buildings, ensuring they remain in good order for all residents.

Total value (estimated)

- £450,000 including VAT

Below the relevant threshold

Contract dates (estimated)

- 1 April 2026 to 31 December 2026
- 9 months

Main procurement category

Works

CPV classifications

- 45000000 - Construction work

Contract locations

- UKC23 - Sunderland

Engagement

Engagement deadline

1 April 2026

Engagement process description

Proposed Scope of Works - 1, 3, 5 & 9 The Esplanade

We are planning a programme of essential repairs and improvements to the external and communal areas of your building. The main elements of the proposed works are as follows:

External Walls: Repairs to brickwork and stonework, including repointing and specialist repairs where needed, to address weathering and maintain the structural integrity of the buildings.

Roofing: Renewal and repair of both pitched and flat roof coverings, including the replacement of damaged slates and felt systems. All works will be carried out to ensure the roofs are weatherproof and fit for purpose.

Rainwater Goods: Replacement and upgrading of gutters, downpipes, fascias, and soffits to improve rainwater drainage and prevent future water damage.

Communal Areas: Repairs to plasterwork and ceilings in shared spaces, including investigations and remedial works to address any areas affected by damp or deterioration.

Windows and Doors: Maintenance and repairs to windows and doors as required (with further details available in the full schedule).

Other Works: Additional items include the removal of vegetation where necessary, structural assessments, decoration, and any specialist repairs identified during the works.

These works are intended to preserve the appearance, safety, and long-term condition of the buildings, ensuring they remain in good order for all residents.

Contracting authority

Gentoo Group

- Companies House: RS007302

Emperor House, Head Office , 2 Emperor Way

Sunderland

SR3 3XR

United Kingdom

Contact name: Mackenzie Heath

Email: mackenzie.heath@gentoogroup.com

Region: UKC23 - Sunderland

Organisation type: Public authority - sub-central government