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Contract

## **Estate Management Services 2**

Crown Commercial Service

UK7: Contract details notice - Procurement Act 2023 - [view information about notice types](#)

Notice identifier: 2025/S 000-083634

Procurement identifier (OCID): ocds-h6vhtk-04f9e2 ([view related notices](#))

Published 17 December 2025, 9:50am

### **Scope**

### **Reference**

RM6343

### **Description**

This framework was for the provision of Estate Management Services which will be utilised by Central Government Departments and all other UK Public Sector Bodies, including Local Authorities, Health, Police, Fire and Rescue, Education and Devolved Administrations.

It was intended that this commercial agreement was the

recommended vehicle for all Estate Management Services required by UK Central Government Departments, Local Authorities, Wider Public Sector, Charities, Devolved Administrations, NHS and Blue Light organisations including UK and International usage.

The Services were divided into eleven Lots:

1. Total Estate Management
2. Estate (Property) Management
3. Agency and Lease Management
4. Surveying and Strategic Advice
5. Valuation and Compulsory Purchase Orders
6. Business Rating Services
7. Workplace Services Performance Partner
- 8a. PFI Strategic Advice and Survey Services
- 8b. PFI Surveying services
- 8c. PFI Fire Safety Audit
- 8d. PFI Specialist Commercial and Financial Advice.

## **Commercial tool**

Establishes a framework

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## **Lot 1. Total Estate Management**

### **Description**

Operation and management to support the occupation of the central government and wider public sector estate, providing technical due diligence where required, providing an

end to end service provision for the lifecycle of a property.

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## **Lot 2. Estate (Property) Management**

### **Description**

Operation and management to support the occupation of the central government and wider public sector estate, providing both technical and operational due diligence where required, including providing an oversight of the property to include policy, maintenance, capital works and strategic asset management plans in support of the buyers' property strategy.

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## **Lot 3. Agency and Lease Management**

### **Description**

Management of freeholds or leaseholds to support the acquisition, occupation or disposal of the central government and wider public sector estate, providing technical due diligence where required.

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## **Lot 4. Surveying and Strategic Advice**

### **Description**

Provision of surveys, studies and strategic advice to support the occupation of the central government and wider public sector estate, providing technical due diligence where required.

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## **Lot 5. Valuation and Compulsory Purchase Orders**

### **Description**

Valuation of built, physical, mechanical and electrical assets ranging from desktop to RICS Valuation - Global Standards ("Red Book") methodologies to comply with IFRS, RICS or departmental internal accounting procedures and compliance for central government and wider public sector estate, including services to support compulsory purchase orders.

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## **Lot 6. Business Rating Services**

### **Description**

Provision of rating support (Inc. payment) and rating appeal services as per Check, Challenge & Appeal process for England, Scotland and Wales and the rateable value services for Wales, Scotland and Northern Ireland for central government and wider public sector estate.

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## **Lot 7. Workplace Services Performance Partner**

### **Description**

The purpose of the IWM Lot is to allow the Buyer to develop a single point of contact (In-house under the light option or service delivery partner under the full Integrator option) to instruct and monitor the provision of those Services delivered by third party suppliers, and to facilitate asset, building and property data and management information to enable the Buyer to make informed decisions to support capital investment, estate strategy and cost/resource optimisation.

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## **Lot 8a. PFI Technical and Strategic Advice Services**

### **Description**

The purpose of the PFI Technical and Strategic Advice Services Lot is to provide strategic, technical, commercial, project, programme, operational and estates management advice and support, during the operation, expiry and future service delivery of the PFI estate. All services outlined in this framework scope fully support the delivery of standardised processes as defined in Infrastructure Project Authority (IPA) PFI guidance. This excludes legal advice.

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## **Lot 8b. PFI Surveying Services**

### **Description**

The purpose of the PFI Surveying Services Lot is to allow for the provision of asset condition surveys, studies and strategic advice to support with the operation, expiry and future service delivery of the PFI estate, providing technical due diligence where required. Services outlined in this framework fully support the delivery of standardised processes as defined in Infrastructure Project Authority PFI guidance and collaborative ways of working.

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## **Lot 8c. PFI Fire Safety and Audit**

### **Description**

The purpose of the Fire Safety and Audit lot is the provision of fire surveys, studies and strategic advice to support with the operation, expiry and future service delivery of the PFI estate, providing technical due diligence where required. Services outlined in this framework scope fully support the delivery of standardised processes as defined in Infrastructure Project Authority PFI guidance and the collaborative ways of working.

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## **Lot 8d. PFI Specialist Commercial and Financial Advice**

### **Description**

The purpose of Lot 8D is to provide specialist commercial and financial advice in relation to privately financed projects that may be general advice or may relate to one or more specific transactions.

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### **Framework**

#### **Maximum percentage fee charged to suppliers**

1%

#### **Further information about fees**

The Supplier will pay, excluding VAT, 1% of all the Charges for the Deliverables invoiced to the Buyer under all Call-Off Contracts.

#### **Framework operation description**

Refer to Framework Schedule 7 - Call-Off Award Procedure for details of the competitive selection processes for the award of contracts under this framework.

#### **Award method when using the framework**

Either with or without competition

## **Contracting authorities that may use the framework**

Refer to RM6343 Estate Management Services - Customer List for details of contracting authorities that may use the framework:

<https://www.crowncommercial.gov.uk/agreements/RM6343>

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## **Contract 1. Lot 1. Total Estate Management**

### **Lots**

Lot 1. Total Estate Management

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £260,000,000 excluding VAT
- £312,000,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

## **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
- GG - Guernsey

- IM - Isle of Man
- JE - Jersey
- AI - Anguilla
- BM - Bermuda
- FK - Falkland Islands
- GI - Gibraltar
- GS - South Georgia and South Sandwich Islands
- IO - British Indian Ocean Territory
- KY - Cayman Islands
- MS - Montserrat
- PN - Pitcairn, Henderson, Ducie and Oeno Islands
- SH - Saint Helena, Ascension and Tristan da Cunha
- TC - Turks and Caicos Islands
- VG - British Virgin Islands

## **Signed contract documents**

[RM6343 Redacted Framework Agreement.zip](#)

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## **Contract 2. Lot 2. Estate (Property) Management**

### **Lots**

Lot 2. Estate (Property) Management

## **Supplier**

- Withheld Section94 Supplier

## **Contract value**

- £26,000,000 excluding VAT
- £31,200,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

## **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package

- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
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- IM - Isle of Man
- JE - Jersey

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## **Contract 3. Lot 3. Agency and Lease Management**

### **Lots**

Lot 3. Agency and Lease Management

### **Supplier**

- Withheld Section94 Supplier

## **Contract value**

- £19,500,000 excluding VAT
- £23,400,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

## **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services

- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

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## **Contract 4. Lot 4. Surveying and Strategic Advice**

### **Lots**

Lot 4. Surveying and Strategic Advice

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £78,000,000 excluding VAT
- £93,600,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

### **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

### **Main procurement category**

Services

### **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services

- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
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## **Contract 5. Lot 5 .Valuation and Compulsory Purchase Orders**

### **Lots**

Lot 5. Valuation and Compulsory Purchase Orders

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £32,500,000 excluding VAT
- £39,000,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

### **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

### **Main procurement category**

Services

### **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
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## Contract locations

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## Contract 6. Lot 6. Business Rating Services

### Lots

Lot 6. Business Rating Services

### Supplier

- Withheld Section94 Supplier

### Contract value

- £9,750,000 excluding VAT
- £11,700,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

## **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
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## **Contract 7. Lot 7. Workplace Services Performance Partner**

### **Lots**

Lot 7. Workplace Services Performance Partner

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £65,000,000 excluding VAT
- £78,000,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
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- FK - Falkland Islands
- GI - Gibraltar
- GS - South Georgia and South Sandwich Islands
- IO - British Indian Ocean Territory
- KY - Cayman Islands
- MS - Montserrat
- PN - Pitcairn, Henderson, Ducie and Oeno Islands
- SH - Saint Helena, Ascension and Tristan da Cunha
- TC - Turks and Caicos Islands
- VG - British Virgin Islands

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## **Contract 8. Lot 8a. PFI Technical and Strategic Advice Services**

### **Lots**

Lot 8a. PFI Technical and Strategic Advice Services

### **Supplier**

- Withheld Section94 Supplier

## **Contract value**

- £97,500,000 excluding VAT
- £117,000,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

## **Date signed**

20 November 2025

## **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

## **Main procurement category**

Services

## **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services

- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

- UK - United Kingdom
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- JE - Jersey

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## **Contract 9. Lot 8b. PFI Surveying Services**

### **Lots**

Lot 8b. PFI Surveying Services

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £32,500,000 excluding VAT
- £39,000,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

### **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

### **Main procurement category**

Services

### **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services

- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## **Contract locations**

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- IM - Isle of Man
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## **Contract 10. Lot 8c. PFI Fire Safety and Audit**

### **Lots**

Lot 8c. PFI Fire Safety and Audit

### **Supplier**

- Withheld Section94 Supplier

### **Contract value**

- £9,750,000 excluding VAT
- £11,700,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

### **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

### **Main procurement category**

Services

### **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

## Contract locations

- UK - United Kingdom
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## Contract 11. Lot 8d. PFI Specialist Commercial and Financial Advice

### Lots

Lot 8d. PFI Specialist Commercial and Financial Advice

### Supplier

- Withheld Section94 Supplier

### Contract value

- £19,500,000 excluding VAT
- £23,400,000 including VAT

Framework lot values may be shared with other lots

Above the relevant threshold

### **Date signed**

20 November 2025

### **Contract dates**

- 20 November 2025 to 19 November 2029
- 4 years

### **Main procurement category**

Services

### **CPV classifications**

- 32420000 - Network equipment
- 32580000 - Data equipment
- 48332000 - Scheduling software package
- 48333000 - Contact management software package
- 66000000 - Financial and insurance services
- 70000000 - Real estate services
- 71000000 - Architectural, construction, engineering and inspection services
- 79000000 - Business services: law, marketing, consulting, recruitment, printing and security

### **Contract locations**

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## **Other information**

### **Applicable trade agreements**

- Government Procurement Agreement (GPA)
- Comprehensive and Progressive Agreement for Trans-Pacific Partnership (CPTPP)

### **Conflicts assessment prepared/revised**

Yes

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## **Procedure**

### **Procedure type**

Open procedure

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## Supplier

### Withheld Section94 Supplier

- Public Procurement Organisation Number: PBXY-3232-WNHZ

Withheld address line 1

Withheld Town

SW1A 2AS

United Kingdom

Email: [withheldemail@noreply.com](mailto:withheldemail@noreply.com)

Website: <https://www.crowncommercial.gov.uk/agreements/RM6343>

Region: UKI32 - Westminster

Small or medium-sized enterprise (SME): No

Voluntary, community or social enterprise (VCSE): No

Supported employment provider: No

Public service mutual: No

Contract 1. Lot 1. Total Estate Management

Contract 2

Contract 3

Contract 4

Contract 5

Contract 6

Contract 7

Contract 8

Contract 9

Contract 10

Contract 11

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## **Contracting authority**

### **Crown Commercial Service**

- Public Procurement Organisation Number: PBZB-4962-TVLR

The Capital, Old Hall Street

Liverpool

L3 9PP

United Kingdom

Telephone: +44 3454102222

Email: [supplier@crowncommercial.gov.uk](mailto:supplier@crowncommercial.gov.uk)

Website: <https://www.gov.uk/ccs>

Region: UKD72 - Liverpool

Organisation type: Public authority - central government