



J COFFEY MAIN CONTRACTS

19 Lydden Road, Wandsworth SW18
for
Downstreet Electrical Limited

Traditional new-build project to construct a three-storey warehouse, research and development facility for a specialist lighting manufacturer.

The 25,000 sq ft Industrial building consisted of a steel frame on piled foundations with composite roof and wall cladding.

Aluminium ribbon windows were installed to both front and rear elevations together with proprietary roller shutter doors. A goods and passenger lift was installed along with new internal metal staircases. The project achieved a 'very good' BREEAM rating.

The building is 'wedged' between existing light industrial units, one of which housed the Client, its footprint covers the whole of the site. This presented a considerable logistical challenge to service the site with the minimum of disruption to neighbouring businesses.

Value: £1,260,000

Contract: JCT Standard Building Contract with Quantities 2005

Duration: 33 weeks

Completed: November 2011

Project Manager: Orbell Associates

Architect: Elite Design Limited

Cost Consultant: Orbell Associates

Structural Engineer: Elite Design Limited



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