

# 48 Onslow Gardens and 113-115 Old Brompton Road

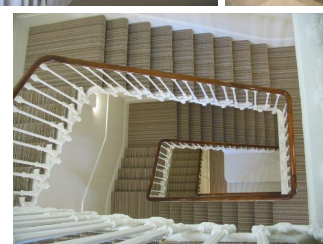
## Residential Refurbishment of a Grade II Listed Building

London SW7

### Project Description

Conversion to six residential apartments on 1st-4th floors of a partially occupied Grade II Listed Building, with works to the roof, Landlord's areas and within occupied area of the basement, including:

- Enabling demolition works and the construction of a new lift shaft and lobby area, involving temporary works and a deep excavation for the new hydraulic lift ram.
- Structural alterations within an occupied area of the basement to accommodate the new lift shaft structure.
- The reconfiguration of the roof structure to include new plant areas, carried out under a temporary roof.
- Extensive internal demolitions, alterations, making good and restoration works.
- High quality fitting out including all new M & E services installations.
- Overhauling and restoration of external elevations including new windows, masonry and stucco repairs and external decorations.
- Access was via a gantry over the Onslow Gardens pavement and a materials hoist on the gantry.



#### Client

The Wellcome Trust Ltd

#### Contracts Administrator

Cluttons LLP

#### Quantity Surveyor

Hother Associates LLP

#### M&E Consultants

ENG Design Ltd

#### Structural Engineer

Franks and Lewin Ltd

#### Value

£2.06m

#### Procurement Route

Competitive Tender

#### Contract Period

39 weeks