



Project Overview

The complex comprises of 10 units and 1 retail shop at ground level built on a site abutting all 4 boundaries. The site has very restrictive access via a small lane located at the rear of the site. The building is a typical concrete / blockwork construction with external rendered walls with feature wall tiling and stainless steel panels. Internal finishes will be medium to high quality.

Delivery Method

Jewel on Lygon had been under construction for almost 24 months and was some 7 months behind program when the originally appointed builder was unable to complete the works. Hutchinson's were commissioned under a Construction Management contract to fast track the completion of the project and mitigate the potential for increases in lost revenue for the Client. Our role was to complete a survey of the existing building to obtain a cost to complete value engaging contractors to complete the project. For critical services trades negotiations with the existing contractors meant the ability to reduce costs through re-education with structures trades re-tendered to obtain the most competitive market pricing available due to the shift in global conditions from the original commencement period.

