



HACKWOOD
PROPERTY & LAND DEVELOPMENT



CASE STUDY

WOKINGHAM

Client: Renaissance Retirement Ltd.

Location: Wiltshire Road, Wokingham RG40 1TS

Duration: October 2016 – June 2018

Project Value: £8,500,000.00

Project Size: 51,000 sq. ft.

SCOPE

Full Demolition of the site and the construction of 36 apartments over three storeys with basement car parking for 21 cars, soft & hard landscaping with 4 additional surface car parking spaces.



The works included, but were not limited to;

- Full demolition of two houses on the site, including asbestos removal.
- The site was in a heavily wooded location, resulting in very tight site constraints due to extensive tree protection zones.
- It was also located on a busy main road which presented numerous logistical challenges including deliveries, contractor parking and over-sail agreements to allow the use of a tower crane.
- The main construction began with the forming of basement car parking using steel sheet piles, waterproof concrete and a cavity drain system, all designed and installed by MacLennan Waterproofing Systems.

- Forced ventilation was installed in the basement with a backup UPS (Uninterruptable Power Supply).
- The frame of the build was timber frame and fully furnished & tiled bath pods were installed all to reduce construction time on site and use off-site construction methods.
- A traffic light system was installed to aid two way access to the basement parking.
- Lifts were installed to service all floors, including the basement.
- Ground source heat pumps supplied heating and hot water to the building.
- The façade was brick and render.
- Extensive soft & hard landscaping was installed to external areas.

