

legacie



# Merchant's Wharf Investors Report

IR10 APRIL 2022

# Merchant's Wharf 196 Luxury Apartments



## Schedule of Accommodation

### Basement

- Car parking 46 no. spaces
- Lift access
- Plant

### Ground Floor

- Commercial /retail units
- Gymnasium
- 5no. single storey & 4no. duplex Apartments
- Comms Room
- Refuse store
- Cycle store
- Plant
- Sub-station
- Hard and soft landscaping

### Floors 1 - 9

- 87 no. 1 Bedroom Apartments
- 91 no. 2 Bedroom Apartments
- 18 no. 3 Bedroom Apartments
- Roof terraces

# New Build Two Block Development to Create Residential Apartments Commercial Units & Underground Parking



Land at corner of Ordsall Lane, Dyer Street & Worrall Street, Salford, Manchester M5

## The eleven storey new build development generally comprises:

- Demolition of adjoining structures and perimeter walls
- Site clearance and levelling
- Site investigations and trial holes
- Excavation and formation of new foundations
- Below and above ground drainage
- New ground supported and part suspended concrete floor slab
- Nine and Seven storey steel frame structure
- External clad and glazed envelope
- Suspended metal deck and concrete floors
- Flat roof structures and finishes
- Aluminium curtain walling, external windows and doors and shopfronts
- External balconies and balustrades
- Internal sub-division of commercial units and apartments with non-loadbearing block and stud partitions
- Installation of plumbing services and mechanical services
- Installation of electrical services
- Installation of new lift car access
- Installation of kitchen and sanitary fittings
- New internal finishes, joinery fittings and decorations

# Site Location



Aerial view of Merchant's Wharf site location



Aerial view of Merchant's Wharf site location

# Building Structure

Merchants Wharf, Salford  
New Build Development

# Sub-Structure & Super-Structure Construction Progress

APRIL 2022

|   |               |
|---|---------------|
| Site investigations                           | 100% complete |
| Site compound and temporary supplies          | 100% complete |
| Demolition and site clearance                 | 100% complete |
| Ground infill and site levelling              | 100% complete |
| Piling Mat Working Platform                   | 100% complete |
| Piling foundations                            | 100% complete |
| Retaining walls, concrete beam foundations    | 100% complete |
| Steel reinforcement concrete slab             | 100% complete |
| Ground floor slab construction                | 100% complete |
| Concrete frame structure                      | 18% complete  |
| Upper suspended concrete floor structure      | 18% complete  |
| Concrete pour upper suspended floor structure | 18% complete  |
| Stair and lift core structure                 | 6% complete   |
| Sub-structure Masonry walls                   | 0% complete   |
| Fire coating steel framework                  | 0% complete   |
| Structural framework forming external walls   | 0% complete   |
| Flat roof structure and covering              | 0% complete   |

# Sub-Structure & Super-Structure Progress

APRIL 2022



Ordsall Lane site view



Ordsall Lane site view

# Sub-Structure & Super-Structure Progress

APRIL 2022



Ordsall Lane site view



Ordsall Lane site view



# Sub-Structure & Super-Structure Progress

APRIL 2022



Ordsall Lane site view



Ordsall Lane site view

# Sub-Structure & Super-Structure Progress

APRIL 2022



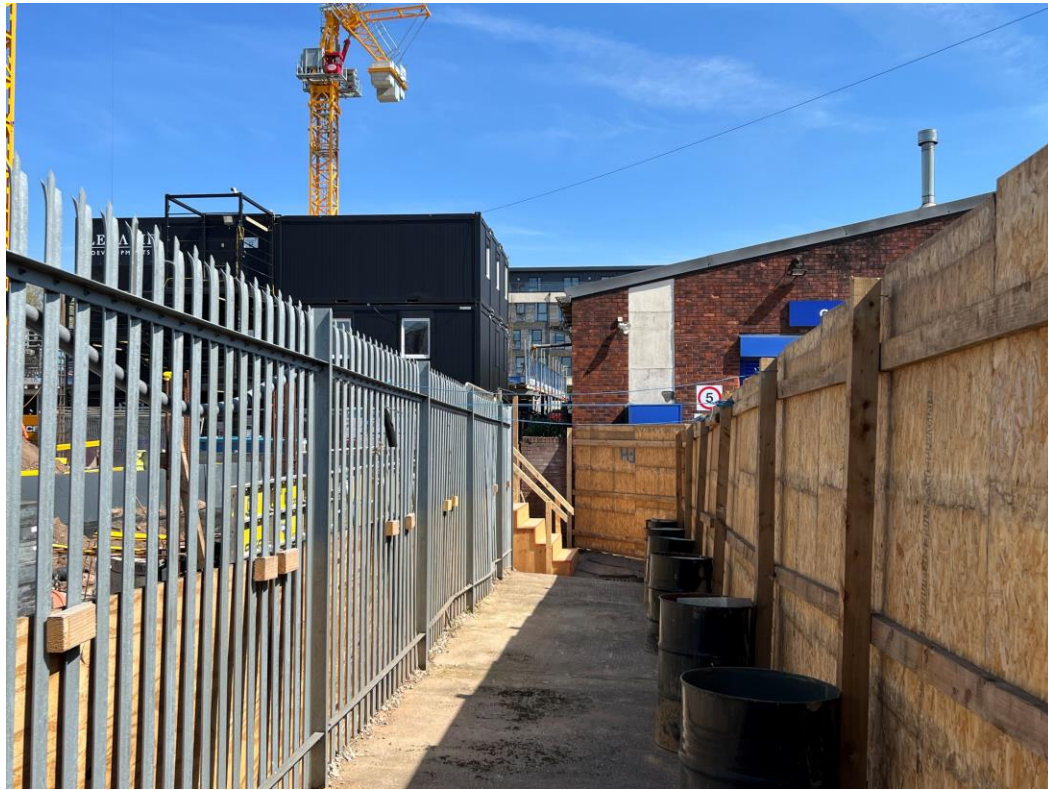
Site entrance Ordsall Lane



Site entrance

# Sub-Structure & Super-Structure Progress

APRIL 2022



Site entrance



Site entrance

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A floor slab, capping beams and columns



Block A floor slab, capping beams and columns

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A floor slab, capping beams and columns



Block A floor slab, capping beams and columns

# Sub-Structure & Super-Structure Progress

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Block A underground services



Block A underground services

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A underground services



Block A underground services

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A substructure



Block A substructure



# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A site activity



Block A substructure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A column structure



Block A slab poured

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block A site activity



Concrete delivery

# Sub-Structure & Super-Structure Progress

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Crane lift cement bucket



Road protection

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B superstructure



Block B superstructure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B superstructure



Block B first floor soffit

# Sub-Structure & Super-Structure Progress

APRIL 2022



Site direction travel route



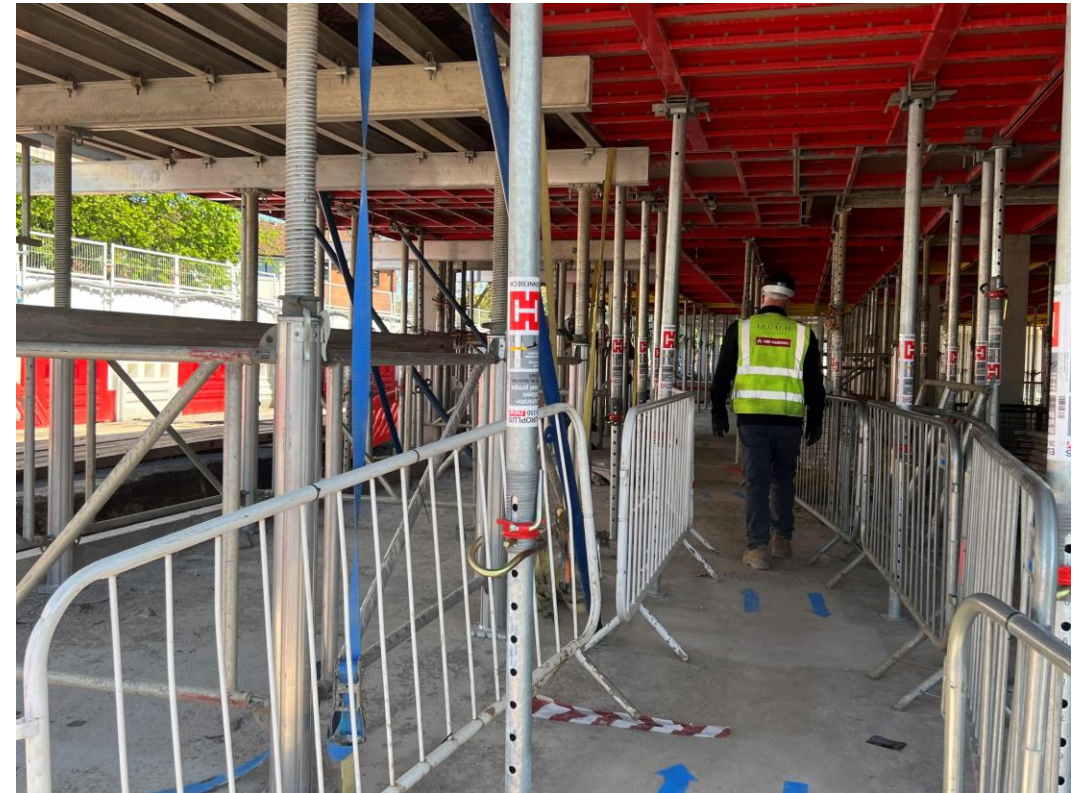
Site direction travel route

# Sub-Structure & Super-Structure Progress

APRIL 2022



Site direction travel route

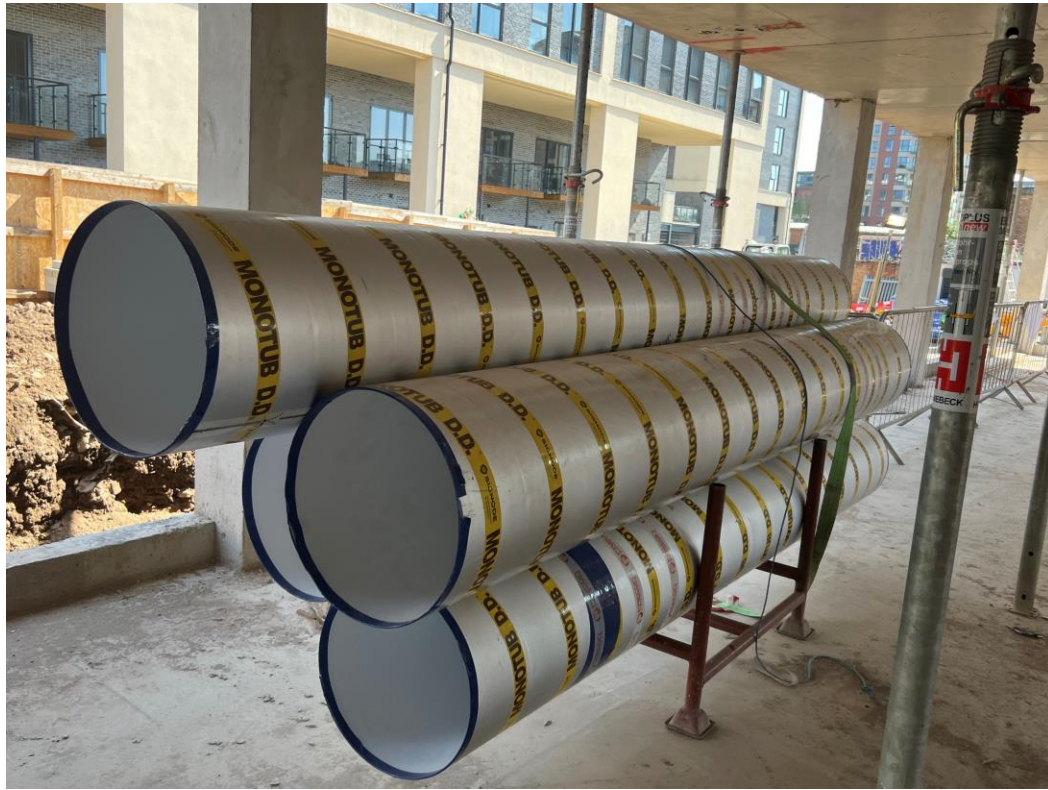


Site direction travel route



# Sub-Structure & Super-Structure Progress

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Mechanical material storage



Fire collars installed

# Sub-Structure & Super-Structure Progress

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Block B Shuttering



Block B lift and stair core structure

# Sub-Structure & Super-Structure Progress

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Block B Shuttering



Block B lift and stair core structure

# Sub-Structure & Super-Structure Progress

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Block B First floor concrete PT slab & column structure



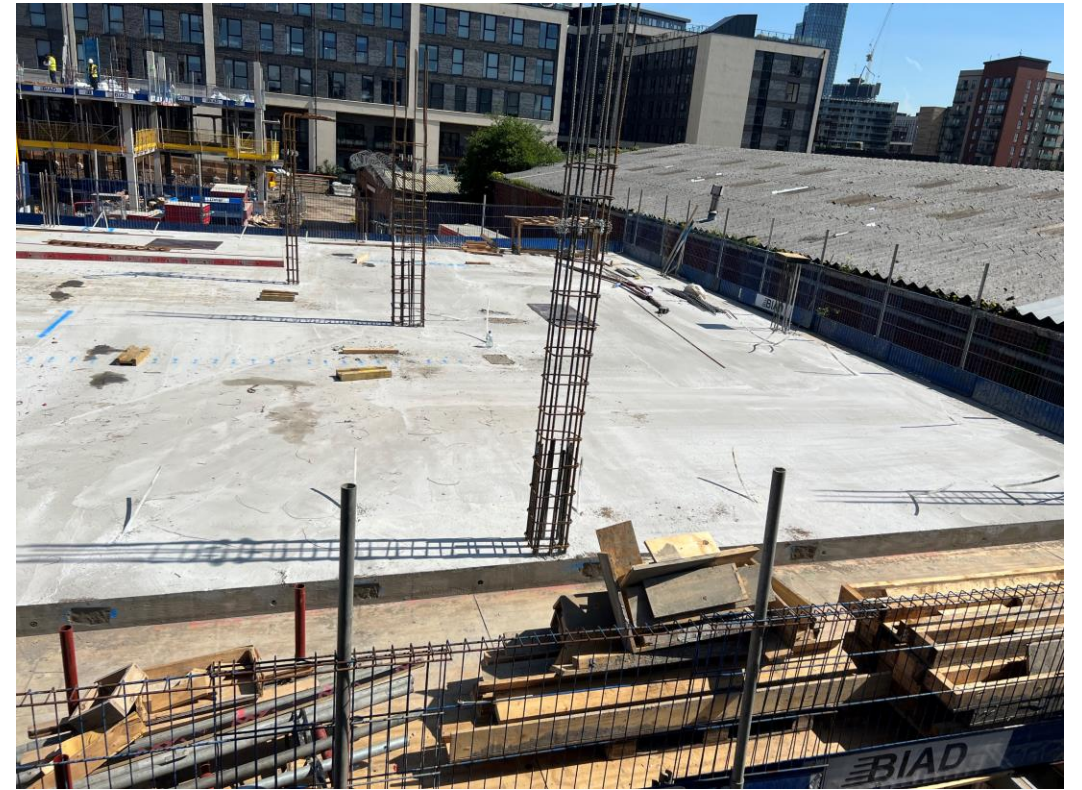
Block B First floor concrete PT slab & column structure

# Sub-Structure & Super-Structure Progress

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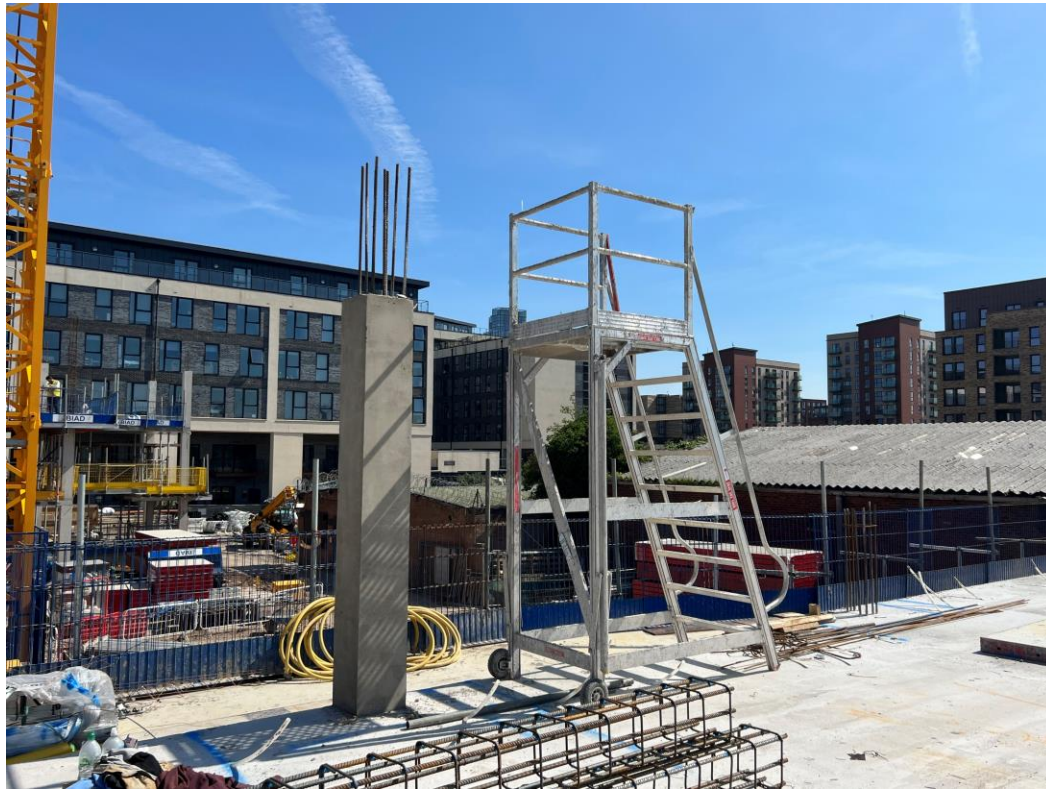
Block B First floor concrete PT slab & column structure



Block B First floor concrete PT slab & column structure

# Sub-Structure & Super-Structure Progress

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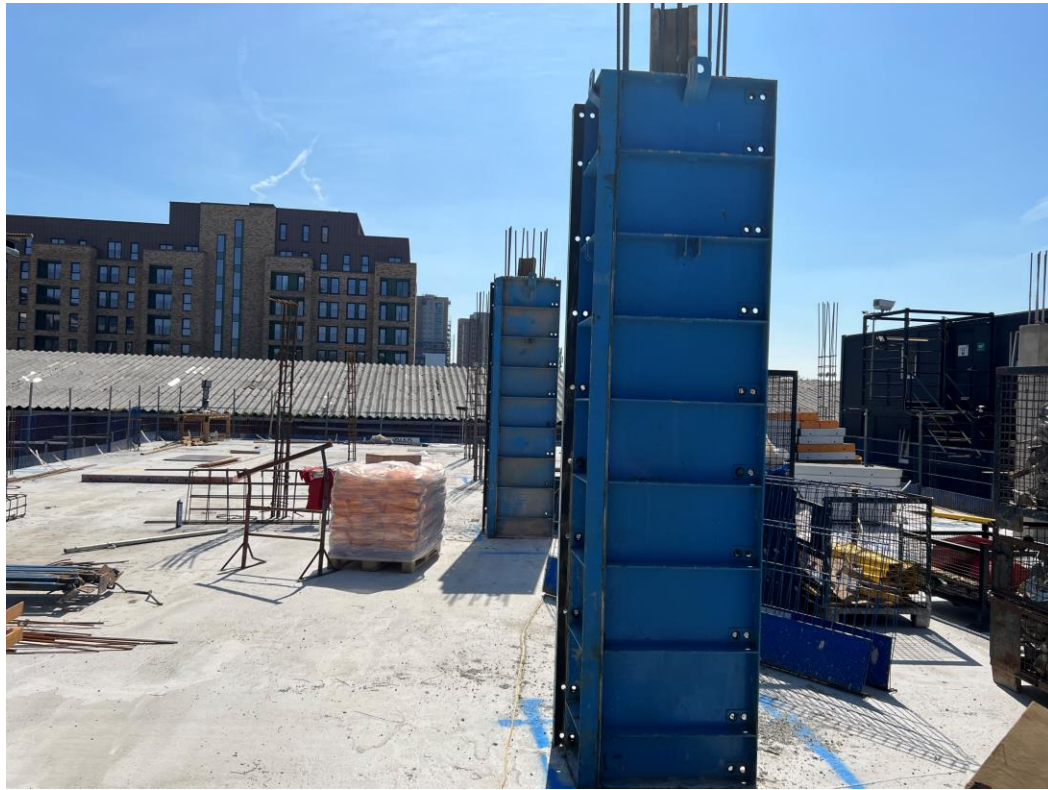
Block B First floor concrete PT slab & column structure



Block B First floor concrete PT slab & column structure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B First floor concrete PT slab & column structure



Block B First floor concrete PT slab & column structure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B First floor concrete PT slab & column structure



Block B First floor concrete PT slab & column structure



# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B lift and stair core structure



Block B lift and stair core structure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B lift and stair core structure



Block B lift and stair core structure

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B lift and stair core structure



Block B shuttering materials

# Sub-Structure & Super-Structure Progress

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Block B site activity



Block B site activity

# Sub-Structure & Super-Structure Progress

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Block B PT floor slab preparation



Block B PT floor slab preparation

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B PT floor slab preparation



Block B PT floor slab preparation

# Sub-Structure & Super-Structure Progress

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Block B PT floor slab preparation



Block B PT floor slab preparation

# Sub-Structure & Super-Structure Progress

APRIL 2022



Block B PT floor slab preparation



Block B PT floor slab preparation



# Sub-Structure & Super-Structure Progress

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Block B superstructure



Block B scaffolding

TO FIND OUT MORE ABOUT

## Merchant's Wharf, Salford

PLEASE CONTACT

# legacie

WWW.LEGACIE.CO.UK

By Appointment Only  
Unit 4 Connect Business Village  
Liverpool, L5 9PR  
+44 (0) 151 207 9990