

legacie

An architectural rendering of a modern multi-story brick building at dusk. The building features a mix of red brick and dark grey panels. The ground floor is brightly lit, showing a storefront. The upper floors have several windows with interior lights on. In the foreground, there are light trails from a red car on a street. The sky is a deep blue with some clouds.

Merchant's Wharf Investors Report

IR12 June 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

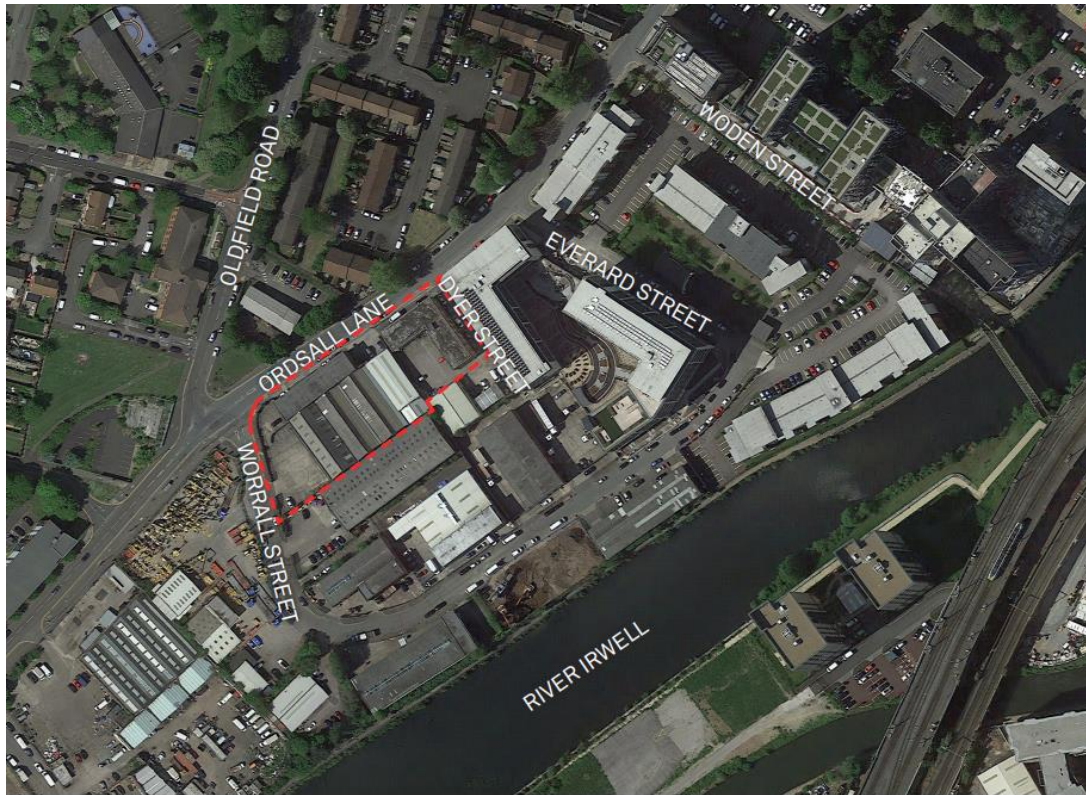


Land at corner of Ordsall Lane, Dyer Street & Worrall Street, Salford, Manchester M5

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

JUNE 2022

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	62% complete
Upper suspended concrete floor structure	60% complete
Concrete pour upper suspended floor structure	60% complete
Stair and lift core structure	14% complete
Sub-structure Masonry walls	0% complete
Fire coating steel framework	0% complete
Structural framework forming external walls	16% complete
Flat roof structure and covering	0% complete
Weatherboarding	5% complete
Brickwork to elevations	0% complete
Cladding installation	0% complete
Window & curtain walling installation	5% complete

Sub-Structure & Super-Structure Progress

JUNE 2022



Ordsall Lane site view



Ordsall Lane site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Ordsall Lane site view



Ordsall Lane site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Ordsall Lane site view



Ordsall Lane site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Ordsall Lane site view



Ordsall Lane site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Ordsall Lane site view



Ordsall Lane site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Worrall Street site view



Worrall Street site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Worrall Street site view



Worrall Street site view

Sub-Structure & Super-Structure Progress

JUNE 2022



Site entrance Worrall Street



Site entrance Worrall Street

Sub-Structure & Super-Structure Progress

JUNE 2022



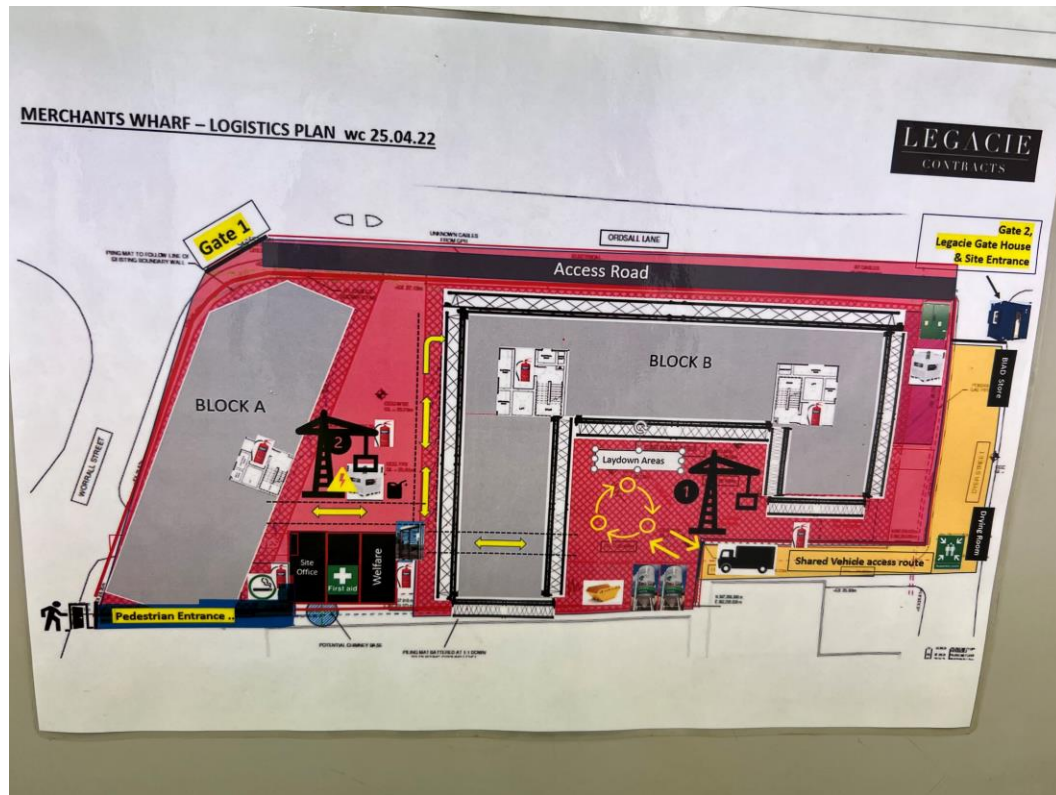
Site entrance Worrall Street



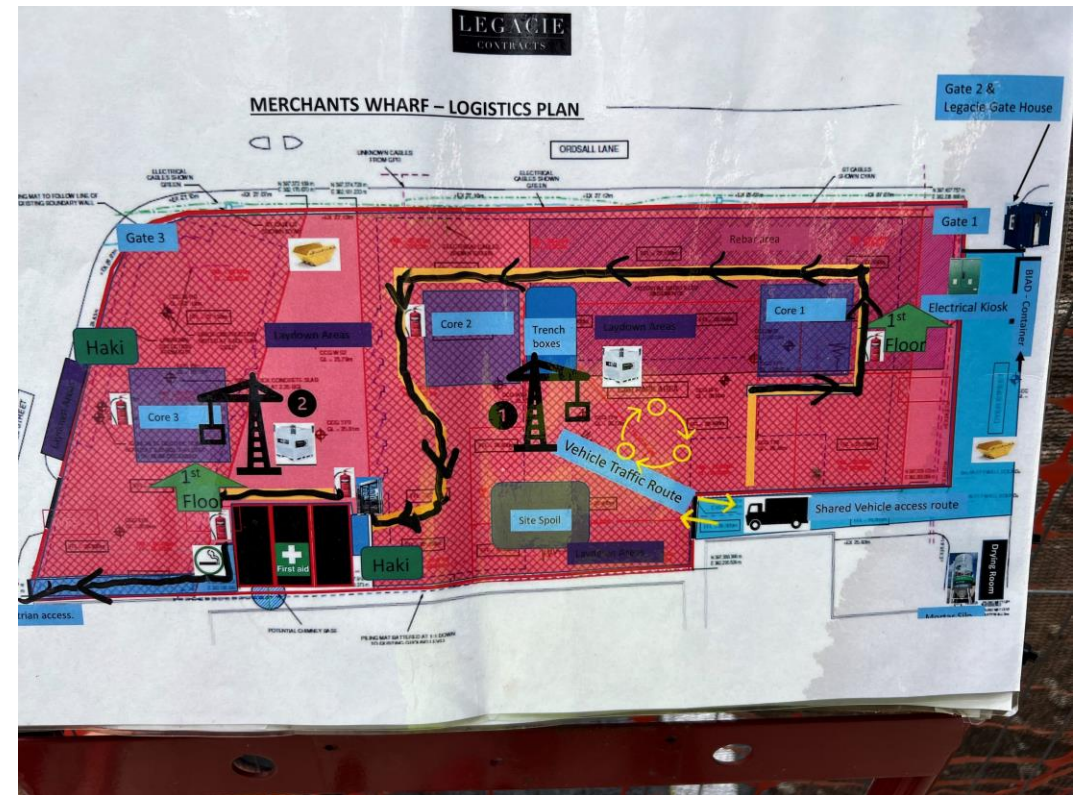
Site entrance Worrall Street

Sub-Structure & Super-Structure Progress

JUNE 2022



Site logistics plan



Site logistics plan

Sub-Structure & Super-Structure Progress

JUNE 2022



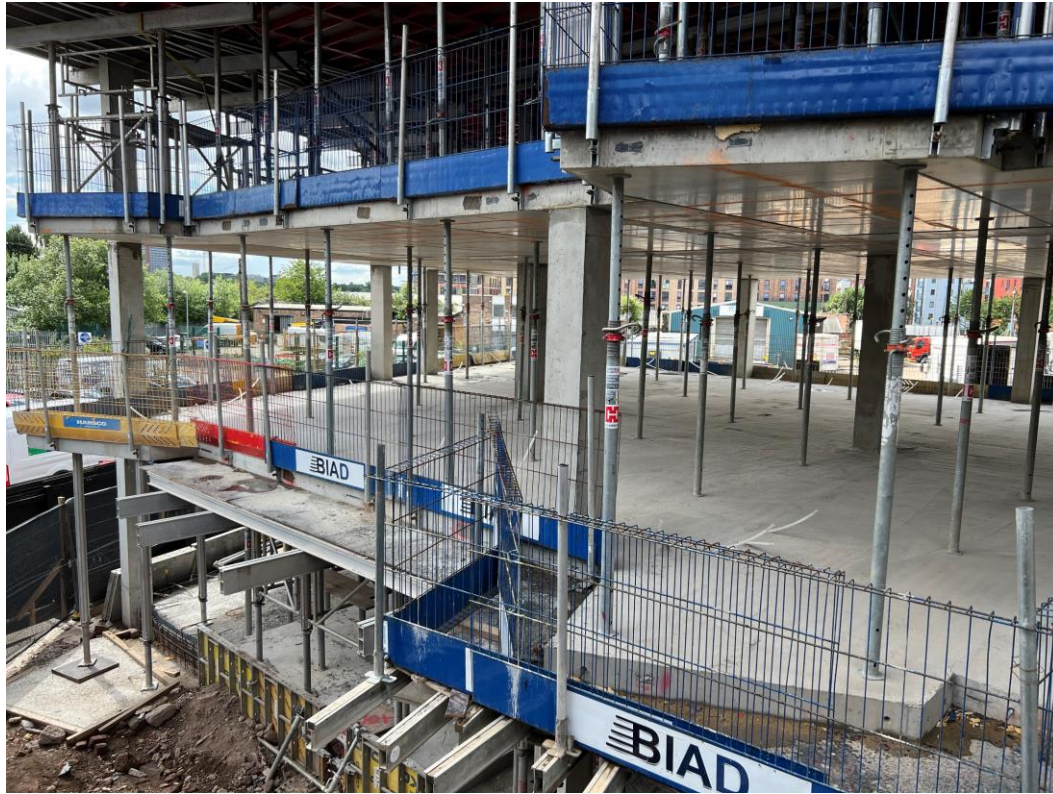
Block A concrete framework



Block A concrete framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A concrete framework



Block A stair and lift core

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A concrete framework



Block A stair and lift core

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A & B concrete framework



Block A concrete framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A & B concrete framework



Block A & B concrete framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A concrete framework



Block A hoist access

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B concrete framework



Block B SFS framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS framework



Block B SFS framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS framework



Block B stairwell access

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B concrete framework



Block B concrete framework

Sub-Structure & Super-Structure Progress

JUNE 2022



Block A concrete frame under construction



Block A concrete frame under construction

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B concrete frame under construction



Block B concrete frame under construction

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS & weatherboarding



Block B SFS framework & weatherboarding

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS & weatherboarding



Block B SFS & weatherboarding

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS weatherboarding & tanking



Block B SFS & weatherboarding & tanking

Sub-Structure & Super-Structure Progress

JUNE 2022



Site plant



Site plant

Sub-Structure & Super-Structure Progress

JUNE 2022



Facing brickwork storage



Facing brickwork

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS & weatherboarding



Block B SFS & weatherboarding

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B external windows & doors



Block B external windows & doors

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B stair and lift core



Block B soil stockpile

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor



Block B ground floor

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B concrete staircase stored



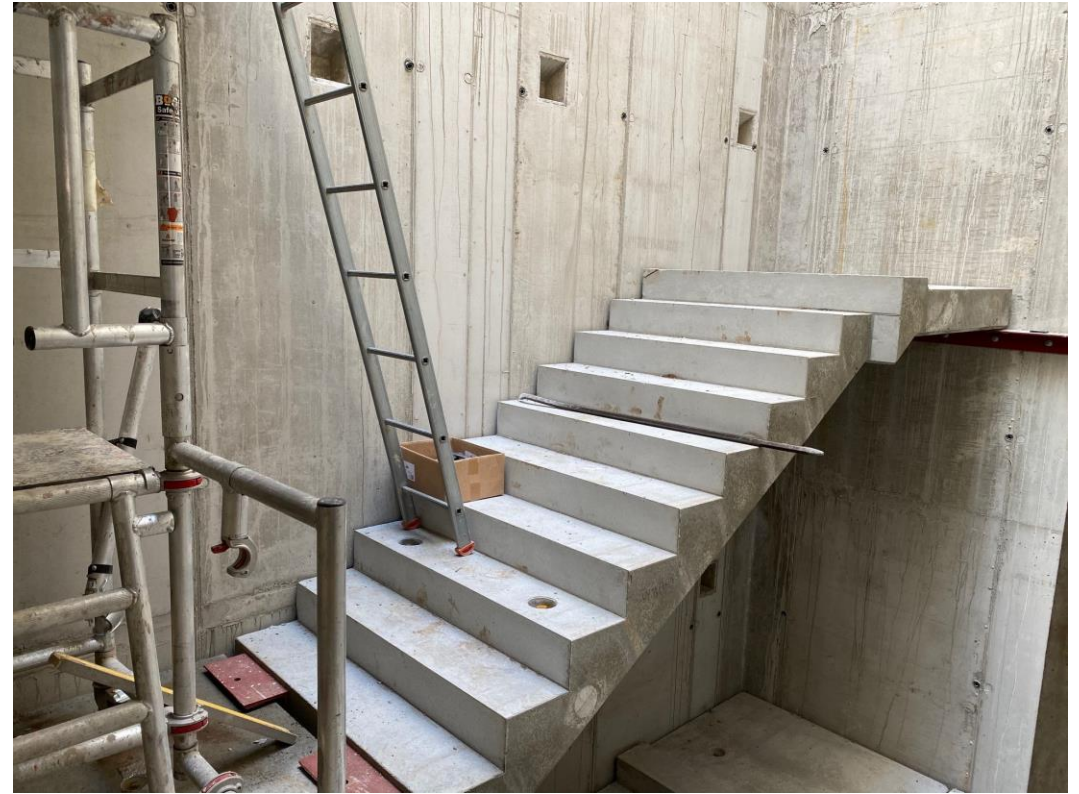
Block B staircase installed

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B concrete staircase installed



Block B staircase installed

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor



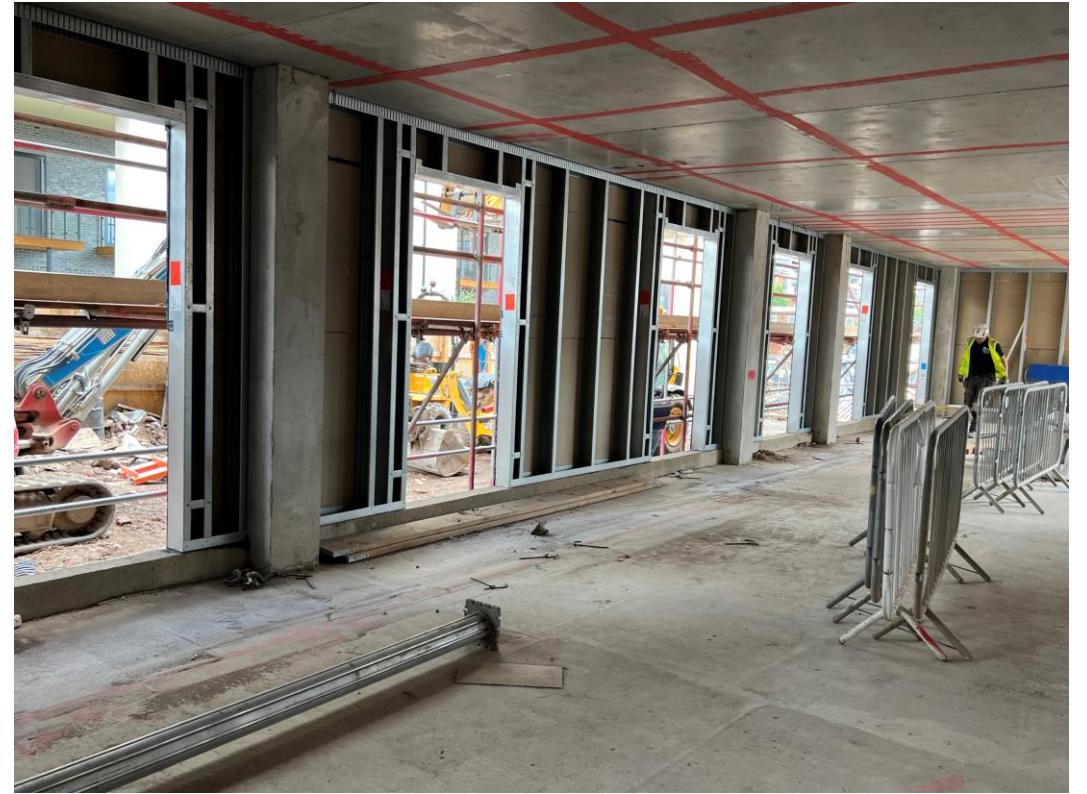
Block B ground floor

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor SFS & weatherboarding



Block B ground floor SFS & weatherboarding

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B SFS materials stored



Block B electrical supply

Sub-Structure & Super-Structure Progress

JUNE 2022



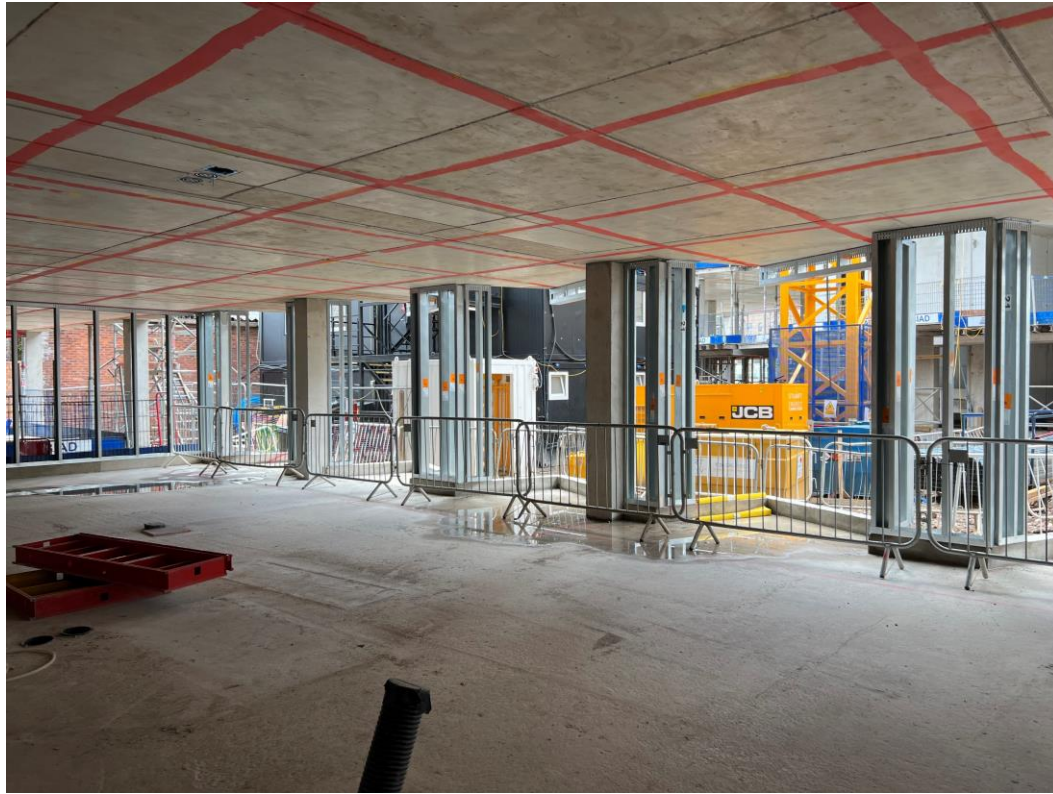
Block B SFS materials stored



Block B SFS materials stored

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor SFS & weatherboarding



Block B ground floor windows installed

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor windows installed



Block B ground floor windows installed

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor windows installed



Block B ground floor windows installed

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B ground floor windows glazing stored



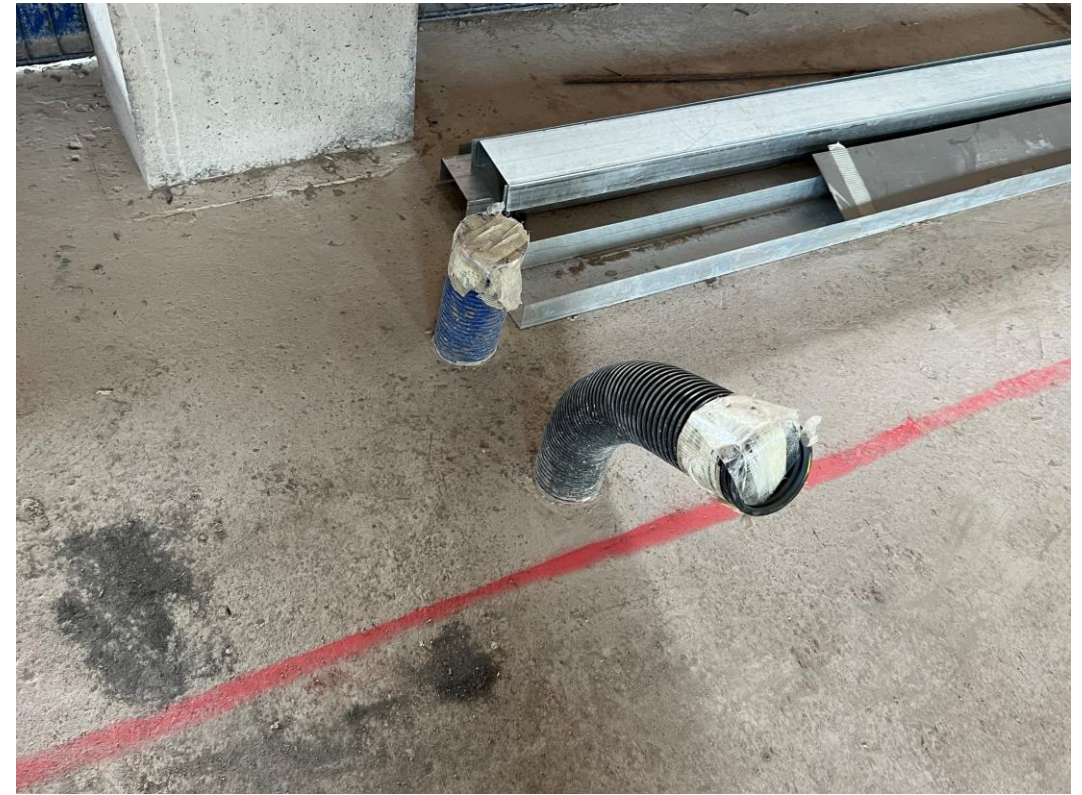
Block B ground floor window preparation

Sub-Structure & Super-Structure Progress

JUNE 2022



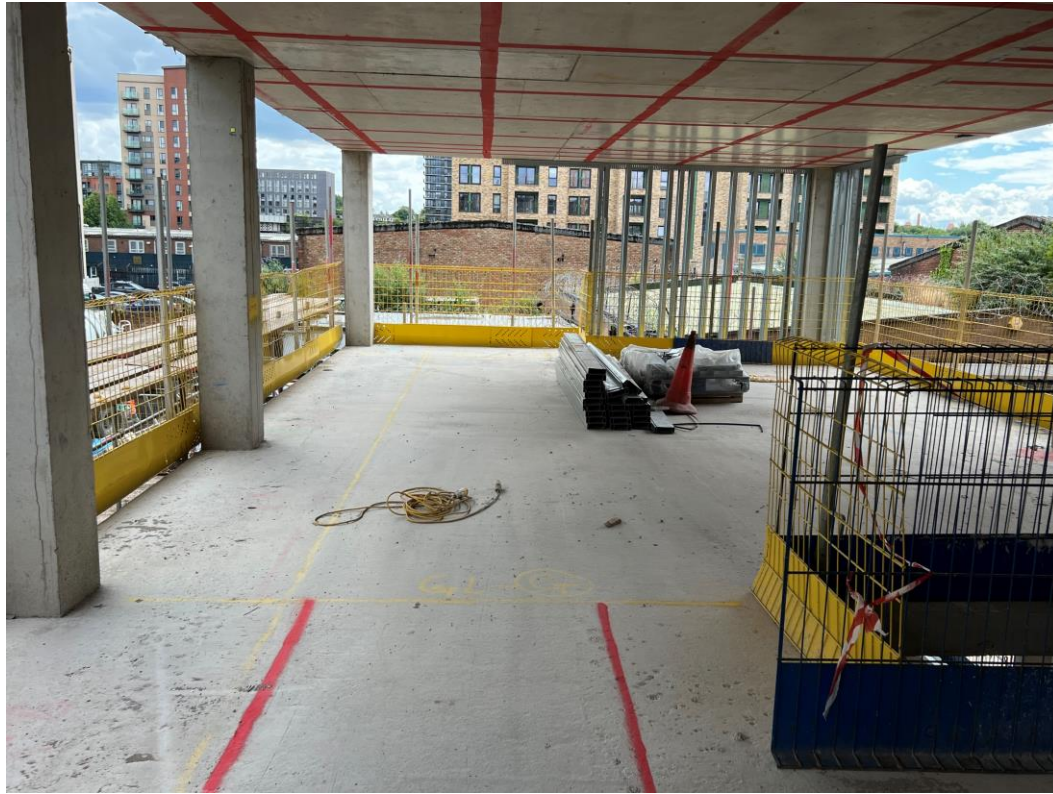
Block B first floor



Block B cable ducting

Sub-Structure & Super-Structure Progress

JUNE 2022



Block B first floor SFS commenced



Block B first floor SFS cutter

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