

legacie



# The Summit Investors Report

IR12 July 2022

# The Summit 145 Luxury Apartments



## Schedule of Accommodation

### Basement

- Car parking 45 no. spaces
- Lift access
- Plant

### Ground Floor

- Commercial units
- Gymnasium
- 2 no. 1 Bedroom Apartments
- Comms Room
- Refuse store
- Cycle store
- Plant
- Sub-station
- Hard and soft landscaping

### Floors 1 - 10

- 70 no. 1 Bedroom Apartments
- 73 no. 2 Bedroom Apartments
- Roof terraces

# New Build Development to Create Residential Apartments Commercial Units & Basement Parking



Land at corner of Parliament Street & Caryl Street, Liverpool L8 5RW

## The eight & eleven storey new build development generally comprises:

- Excavation and formation of new foundations
- Below and above ground drainage
- New ground supported and part suspended concrete floor slab
- New concrete ramp access to basement parking
- Ten and Eleven 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, gym 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
- Repairs and making good building fabric and internal finishes to the partially completed building

# Site Location



Aerial view of The Summit site location



Aerial view of The Summit site location

# Building Structure

The Summit, Liverpool  
New Build Development

# Sub-Structure & Super-Structure Construction Progress

JULY 2022

	<b>Original Scheme</b>	<b>On-site Progression</b>
Underground drainage	100% complete	100% complete
Floor slab construction	100% complete	100% complete
Steel frame structure	100% complete	100% complete
Upper suspended steel floor structure	100% complete	100% complete
Internal staircase structure	100% complete	100% complete
Sub-structure masonry walls	100% complete	100% complete
Fire coating steel framework	100% complete	100% complete
Structural framework forming external walls	100% complete	100% complete
Scaffolding & mast climber access	100% complete	100% complete
Flat roof structure	100% complete	100% complete
Flat roof coverings including balconies	100% complete	98% complete
Weatherboarding	100% complete	100% complete
External windows /doors & curtain walling	100% complete	98% complete
External wall insulation & cladding	100% complete	100% complete
External wall insulation & cladding investigation & repair	100% complete	100% complete
Mansafe system	100% complete	98% complete
Brickwork & insulation to elevations	100% complete	98% complete
Paving & Landscaping	100% complete	75% complete

# Sub-Structure & Super-Structure Progress

JULY 2022



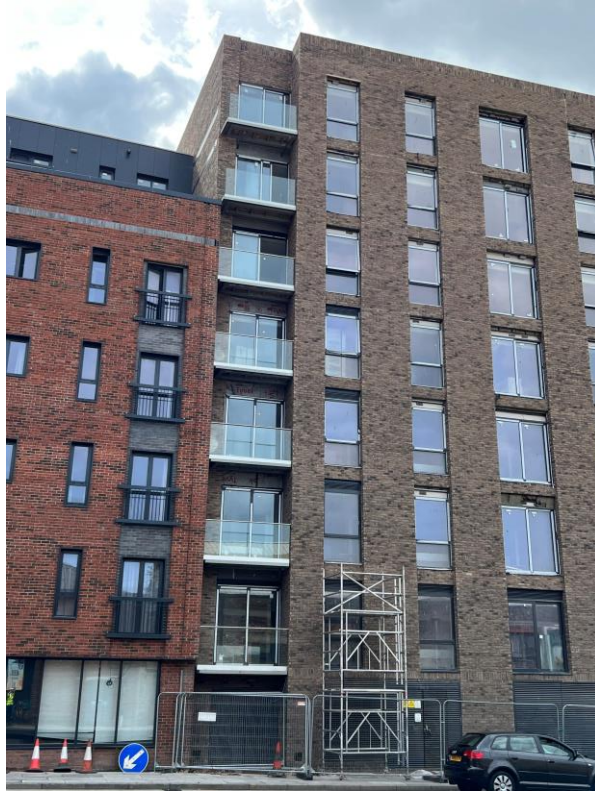
Parliament Street site view



Parliament Street site view

# Sub-Structure & Super-Structure Progress

JULY 2022



Glazed Balustrades installed to apartment balconies



Glazed Balustrades installed to apartment balconies



# Sub-Structure & Super-Structure Progress

JULY 2022



Parliament Street site view



Parliament Street site view

# Sub-Structure & Super-Structure Progress

JULY 2022



Flags installed



Flags installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Paving to Parliament Street ongoing



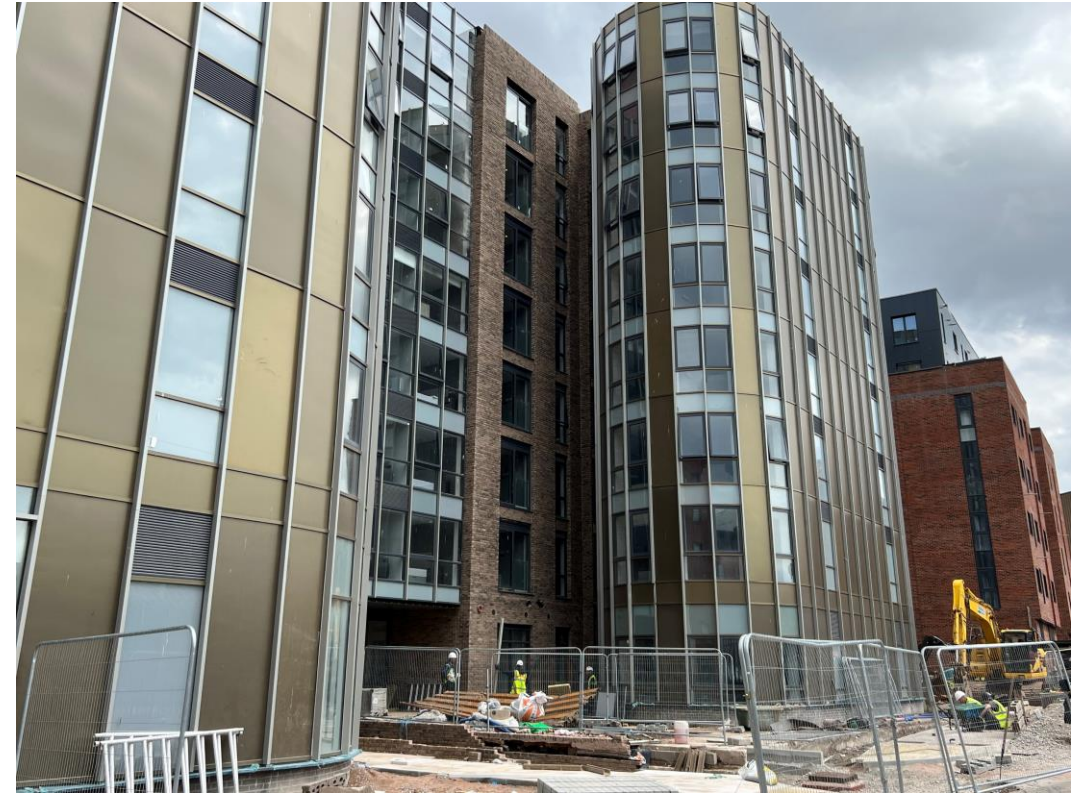
Paving ongoing to Brindley Street elevations

# Sub-Structure & Super-Structure Progress

JULY 2022



Paving ongoing to Brindley Street elevation



Brindle Street site view

# Sub-Structure & Super-Structure Progress

JULY 2022



Paving ongoing to Brindle Street elevation



Paving ongoing to Brindle Street elevation

# Sub-Structure & Super-Structure Progress

JULY 2022



Drainage complete with manhole cover installed



Plant in use onsite

# Internal Fit-out

The Summit, Liverpool  
New Build Development

# Internal Fit-out Construction Progress

JULY 2022

	<b>Original Scheme</b>	<b>On-site Progression</b>
Core drilling for services	100% complete	100% complete
Riser installation	100% complete	100% complete
Lift installation	100% complete	98% complete
Above ground drainage	100% complete	100% complete
Partition walls installation	100% complete	100% complete
Apartment ceiling installation	100% complete	100% complete
Plaster finishes walls and ceilings	100% complete	100% complete
First fix electrical	100% complete	100% complete
First fix plumbing and heating	100% complete	100% complete
Kitchen units and appliances	100% complete	100% complete
Doorframes	100% complete	100% complete
Skirting and architrave	100% complete	100% complete
Bathroom sanitary fittings	100% complete	99% complete
Wall and floor tiling	100% complete	100% complete
Carpet and floor finishes	100% complete	100% complete
Doors and ironmongery	100% complete	100% complete
Decorations	100% complete	100% complete
Second fix electrical	100% complete	100% complete
Second fix plumbing and heating	100% complete	100% complete
General fixtures and fittings	100% complete	75% complete



# Sub-Structure & Super-Structure Progress

JULY 2022



Concrete infill ongoing to basement area



Concrete infill ongoing to basement area

# Sub-Structure & Super-Structure Progress

JULY 2022



Concrete infill ongoing to basement area



Concrete infill ongoing to basement area

# Sub-Structure & Super-Structure Progress

JULY 2022



Concrete infill ongoing to basement area



Concrete infill ongoing to basement area

# Sub-Structure & Super-Structure Progress

JULY 2022



Shuttering installed for concrete infill



Shuttering installed for concrete infill

# Sub-Structure & Super-Structure Progress

JULY 2022



Electrical distribution



Water tank & pump installation complete

# Sub-Structure & Super-Structure Progress

JULY 2022



Roller shutters installed to basement ramp



Roller shutters installed to basement ramp

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor - Finishes to gym area ongoing



Ground Floor - Finishes to ground floor lift lobby

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor - Finishes to ground floor lift lobby



Ground Floor – Reception desk ceiling framework



# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor – Circulation area finishes



Ground floor - Lexicomm unit installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Fire exit signage installed



CCTV installation ongoing

# Sub-Structure & Super-Structure Progress

JULY 2022



Fire alarm panel installed



Fire alarm panel installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor- Circulation area finishes ongoing



Ground Floor – Doors & ironmongery

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor – Finishes to office areas



Ground Floor – Finishes to office areas

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor - Apartment lounge finishes



Ground Floor – Kitchen Installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor –Apartment finishes



Ground Floor –Apartment finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Ground Floor - Bedroom carpets installed

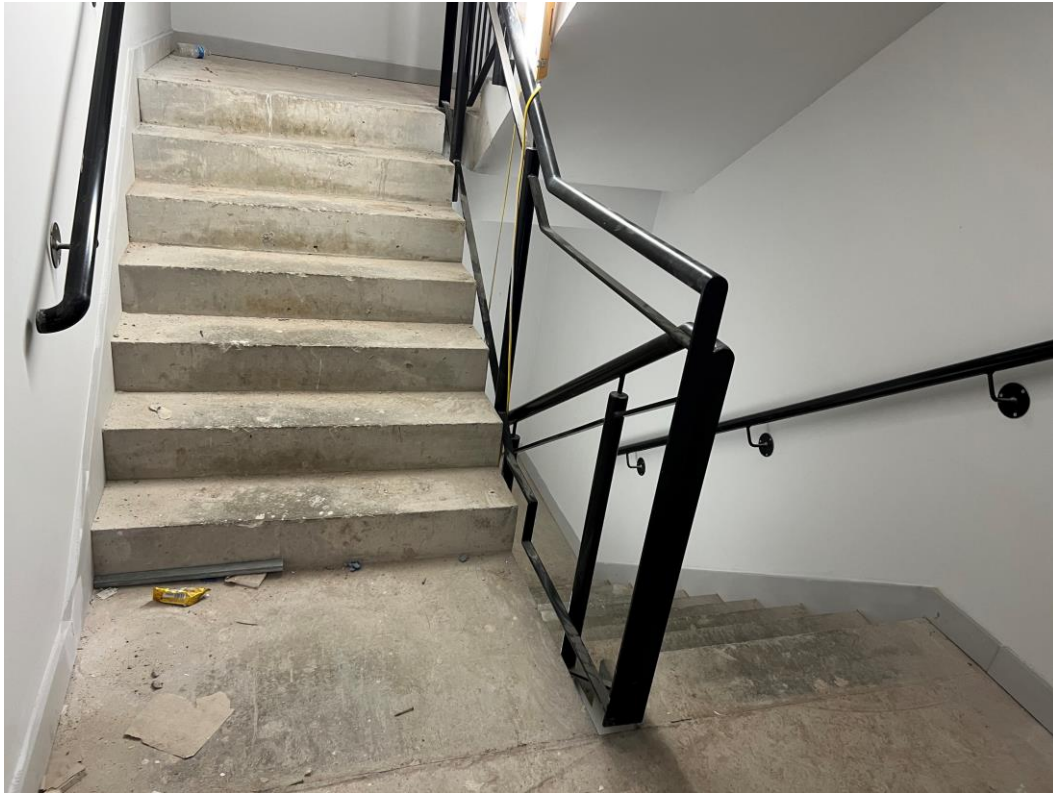


Ground Floor - Bathroom sanitary items

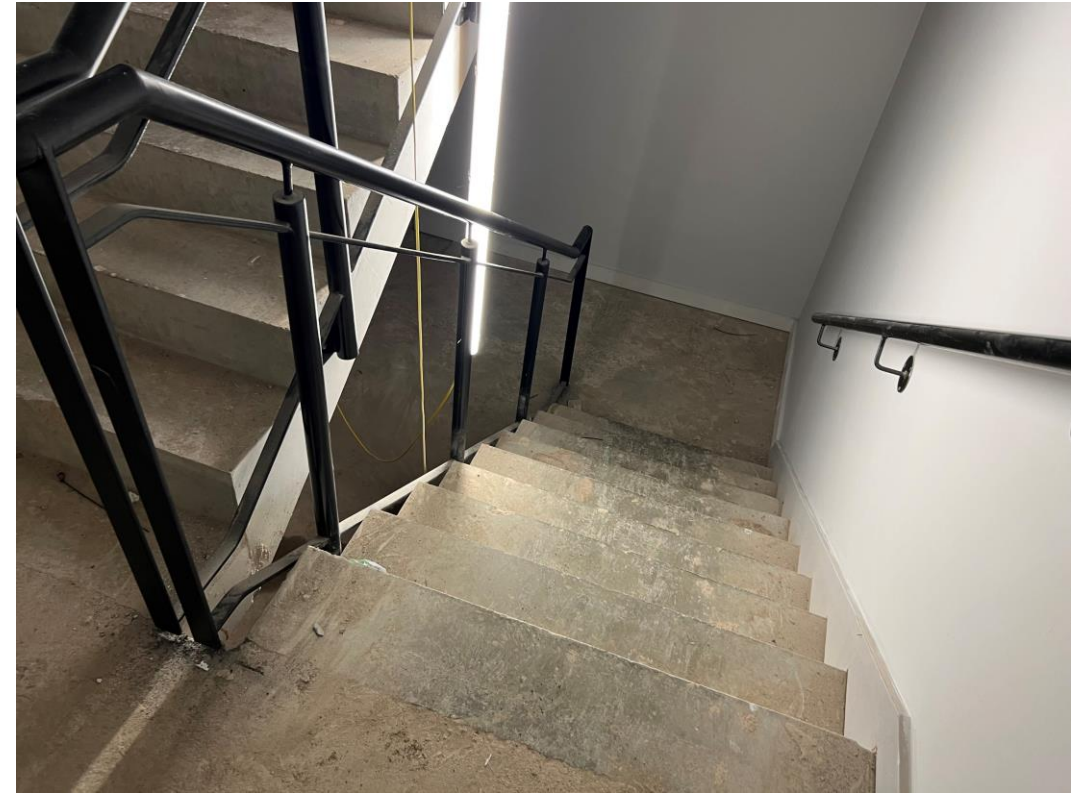


# Sub-Structure & Super-Structure Progress

JULY 2022



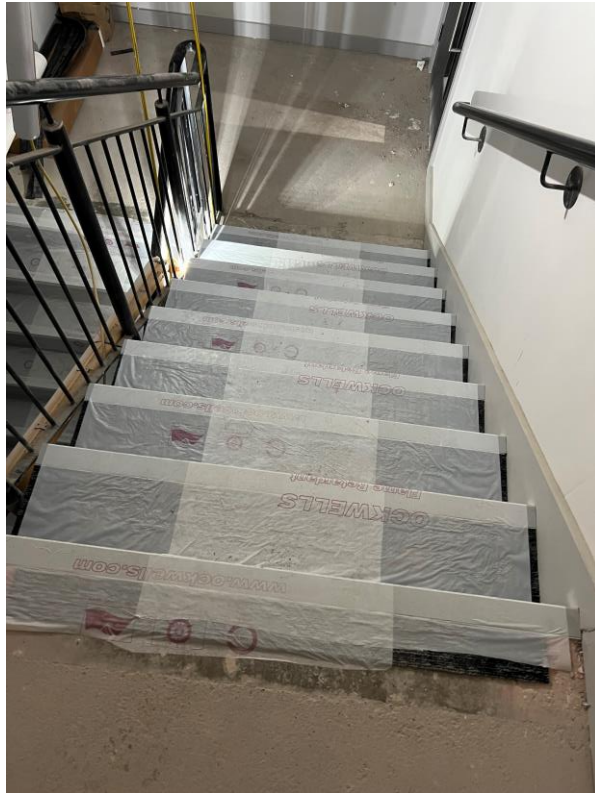
Block B - Hand rail & balustrade installation ongoing



Block B - Hand rail & balustrade installation ongoing

# Sub-Structure & Super-Structure Progress

JULY 2022



Ongoing finishes to stairwell



Ongoing finishes to stairwell

# Sub-Structure & Super-Structure Progress

JULY 2022



Circulation area finishes



Circulation area finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Circulation area finishes



Circulation area finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Fire escape signage installed



Service room consumer unit boxes

# Sub-Structure & Super-Structure Progress

JULY 2022



Power isolation for lift



Apartment electrical meters installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Lounge finishes ongoing



Feature wall installed to bedrooms

# Sub-Structure & Super-Structure Progress

JULY 2022



Feature wall installation to lounge



Feature wall installation to lounge



# Sub-Structure & Super-Structure Progress

JULY 2022



Apartment sliding doors installed



Glazed balustrade installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Feature wall installation to lounge



Apartment doors & ironmongery

# Sub-Structure & Super-Structure Progress

JULY 2022



Bedroom furniture & finishes



Bedroom furniture & finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Feature wall installation to lounge



Apartment finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



TV's onsite for installation



TV's Installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Bedroom finishes



Lounge finishes ongoing

# Sub-Structure & Super-Structure Progress

JULY 2022



Kitchen installed



Kitchen installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Kitchen installed



Kitchen installed



# Sub-Structure & Super-Structure Progress

JULY 2022



Kitchen installed



Kitchen installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Kitchen installed



Kitchen appliances installed

# Sub-Structure & Super-Structure Progress

JULY 2022



Bathroom sanitary items



Bathroom sanitary items

# Sub-Structure & Super-Structure Progress

JULY 2022



Bathroom sanitary items



Bathroom sanitary items

# Sub-Structure & Super-Structure Progress

JULY 2022



Stair tread nosing's onsite for installation



Stair tread nosing's onsite for installation

# Show Apartment

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New Build Development

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat - Kitchen



Show Flat - Kitchen

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat - Kitchen



Show Flat - Kitchen



# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Lounge Finishes



Show Flat – Lounge Finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Lounge Finishes



Show Flat – Lounge Finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bedroom Finishes



Show Flat – Bedroom Finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bedroom Finishes



Show Flat – Bedroom Finishes

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bathroom Sanitary Items



Show Flat – Bathroom Sanitary Items

# Sub-Structure & Super-Structure Progress

JULY 2022



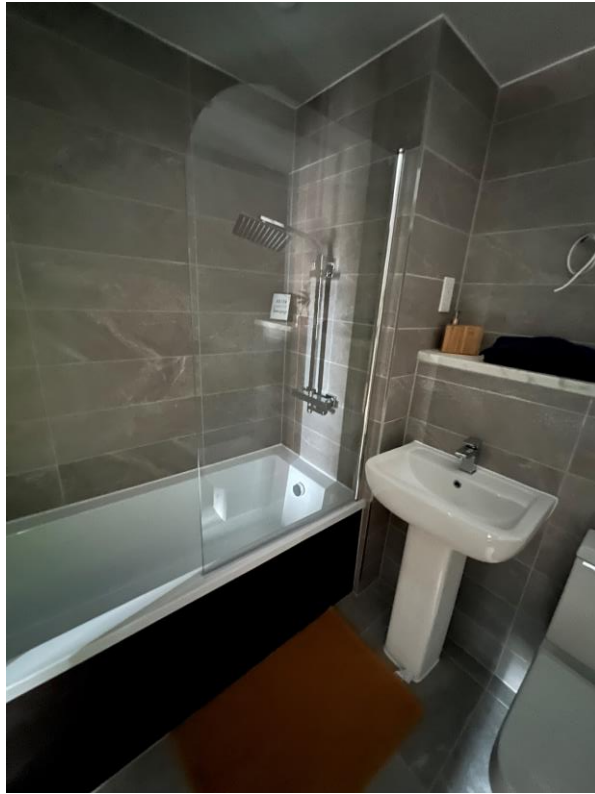
Show Flat – Bathroom Sanitary Items



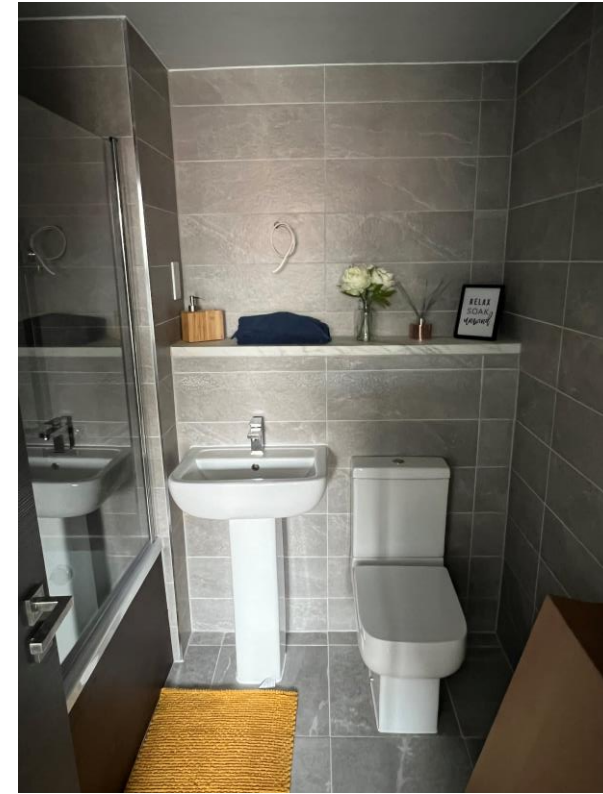
Show Flat – Bathroom Sanitary Items

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bathroom Sanitary Items



Show Flat – Bathroom Sanitary Items

# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bathroom Sanitary Items



Show Flat – Bathroom Mirror



# Sub-Structure & Super-Structure Progress

JULY 2022



Show Flat – Bathroom Radiator



Show Flat – Bathroom Sanitary Items

TO FIND OUT MORE ABOUT

## The Summit, Liverpool

PLEASE CONTACT

# legacie

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