

legacie



The Summit Investors Report

IR08 March 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

MARCH 2022

	Original Scheme	On-site Progression
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	95% complete	95% 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	95% complete	95% complete
Weatherboarding	100% complete	100% complete
External windows /doors & curtain walling	90% complete	90% complete
External wall insulation & cladding	80% complete	95% complete
External wall insulation & cladding investigation & repair	0% complete	90% complete
Mansafe system	98% complete	98% complete
Brickwork & insulation to elevations	80% complete	35% complete

Sub-Structure & Super-Structure Progress

MARCH 2022



Parliament Street site view



External cladding remedial works

Sub-Structure & Super-Structure Progress

MARCH 2022



Parliament Street site view



Parliament Street site view

Sub-Structure & Super-Structure Progress

MARCH 2022



Caryl Street site view



Caryl Street site view

Sub-Structure & Super-Structure Progress

MARCH 2022



External cladding



Ground Floor curtain walling

Sub-Structure & Super-Structure Progress

MARCH 2022



Brindley Street - External brickwork



Brindley Street - External brickwork

Sub-Structure & Super-Structure Progress

MARCH 2022



External cladding remedial works



Brindley Street - External brickwork

Sub-Structure & Super-Structure Progress

MARCH 2022



Brindley Street - External brickwork



Ground Floor entrance doors installed

Sub-Structure & Super-Structure Progress

MARCH 2022



External brickwork installed to basement ramp



External cladding remedial works

Sub-Structure & Super-Structure Progress

MARCH 2022



Bricks on site for installation



Temporary working platform for brickwork installation

Internal Fit-out

The Summit, Liverpool
New Build Development

Internal Fit-out Construction Progress

MARCH 2022

	Original Scheme	On-site Progression
Core drilling for services	100% complete	100% complete
Riser installation	100% complete	100% complete
Lift installation	98% complete	98% complete
Above ground drainage	95% complete	95% 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	66% complete
First fix plumbing and heating	90% complete	69% complete
Kitchen units and appliances	60% complete	31% complete
Doorframes	70% complete	72% complete
Skirting and architrave	60% complete	77% complete
Bathroom sanitary fittings	60% complete	76% complete
Wall and floor tiling	60% complete	85% complete
Carpet and floor finishes	50% complete	78% complete
Doors and ironmongery	50% complete	72% complete
Decorations	50% complete	65% complete
Second fix electrical	60% complete	46% complete
Second fix plumbing and heating	60% complete	47% complete
General fixtures and fittings	0% complete	0% complete

Sub-Structure & Super-Structure Progress

MARCH 2022



Internal Doors stored



Insulation stored

Sub-Structure & Super-Structure Progress

MARCH 2022



Attenuation crates stored



Doorframes stored

Sub-Structure & Super-Structure Progress

MARCH 2022



Ground Floor - Partitions installed & boarded one side



Ground Floor - VCL installed

Sub-Structure & Super-Structure Progress

MARCH 2022



Ground Floor - Apartment construction commenced



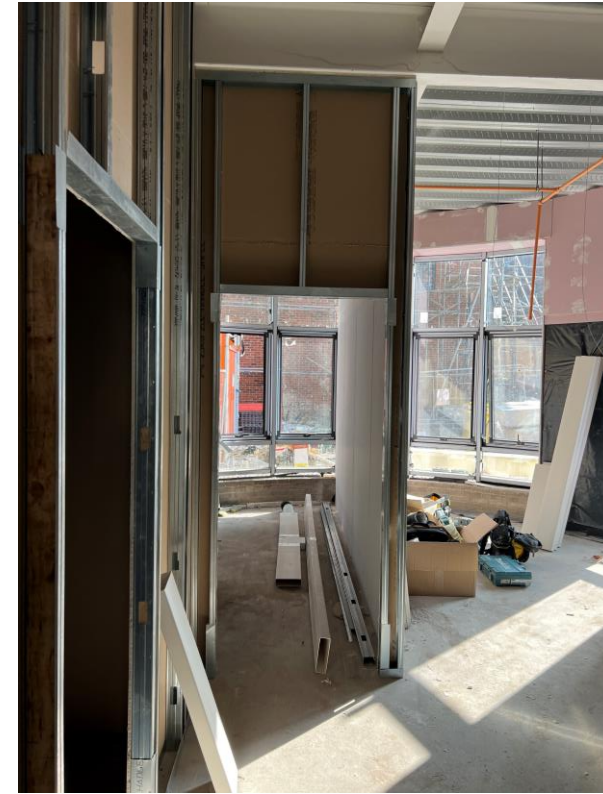
Ground Floor - Apartment construction commenced

Sub-Structure & Super-Structure Progress

MARCH 2022



Ground Floor - Apartment construction commenced



Ground Floor - Apartment construction commenced

Sub-Structure & Super-Structure Progress

MARCH 2022



Ground Floor - Partitions installed & boarded one side



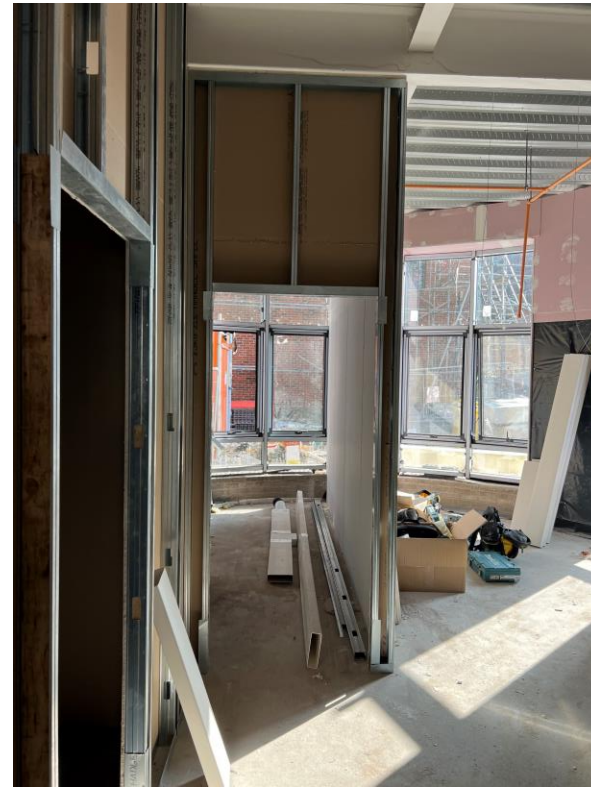
Ground Floor - Partitions installed & boarded one side

Sub-Structure & Super-Structure Progress

MARCH 2022



Ground Floor - Entrance doors installed



Ground Floor - Apartment construction commenced

Sub-Structure & Super-Structure Progress

MARCH 2022



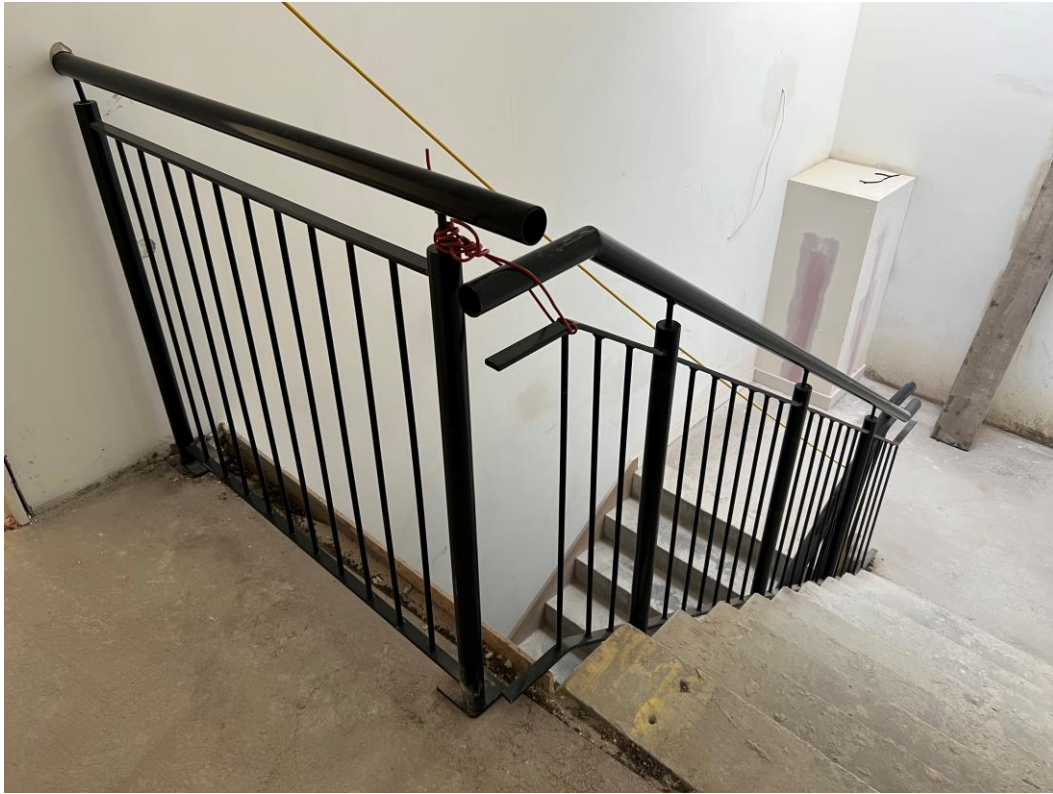
Setting out partitions



Doorframes installed

Sub-Structure & Super-Structure Progress

MARCH 2022



Handrail & Balustrade



Handrail & Balustrade

Sub-Structure & Super-Structure Progress

MARCH 2022



Ceilings boarded to circulation areas



Ceilings boarded to circulation areas

Sub-Structure & Super-Structure Progress

MARCH 2022



Ceilings decorated to circulation areas



Ceilings decorated to circulation areas

Sub-Structure & Super-Structure Progress

MARCH 2022



Ceilings decorated to circulation areas



Fire doors installed

Sub-Structure & Super-Structure Progress

MARCH 2022



Fire door installed to staircase landing area



Fire doors installed to circulation areas

Sub-Structure & Super-Structure Progress

MARCH 2022



Fire door installed to staircase landing area



Fire doors installed to circulation areas

Sub-Structure & Super-Structure Progress

MARCH 2022



Kitchens installed



Internal doors & ironmongery

Sub-Structure & Super-Structure Progress

MARCH 2022



Kitchens installed



Kitchen / Lounge finishes

Sub-Structure & Super-Structure Progress

MARCH 2022



Walls decorated



Kitchen / Lounge walls & ceilings decorated

Sub-Structure & Super-Structure Progress

MARCH 2022



Bedroom awaiting carpet installation



Carpets installed & protected

Sub-Structure & Super-Structure Progress

MARCH 2022



Apartment walls & ceilings plaster skimmed



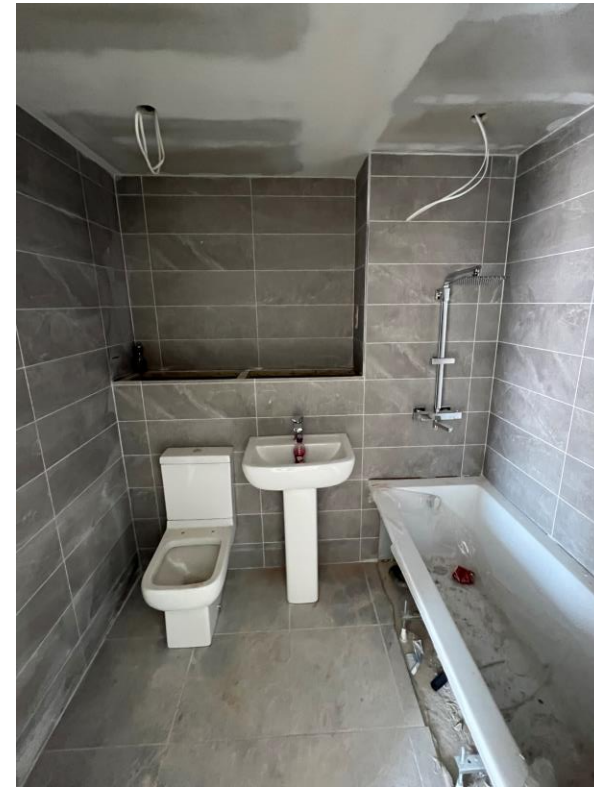
Bathroom sanitary items installed

Sub-Structure & Super-Structure Progress

MARCH 2022



Bathroom sanitary items installed



Bathroom sanitary items installed

Sub-Structure & Super-Structure Progress

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Bedroom walls and ceilings decorated



Apartment feature wall

Sub-Structure & Super-Structure Progress

MARCH 2022



Kitchen installed



Kitchen installed

Sub-Structure & Super-Structure Progress

MARCH 2022



Bedroom feature wall



Kitchen / Lounge ceiling decorated

Sub-Structure & Super-Structure Progress

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Kitchen units onsite for installation



Kitchen Sink & tap

Sub-Structure & Super-Structure Progress

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Laminate flooring installation ongoing



Laminate flooring installation ongoing

Sub-Structure & Super-Structure Progress

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Kitchen 2nd fix lighting installed



Kitchen / Lounge 2nd fix lighting installed

Sub-Structure & Super-Structure Progress

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Bedroom ceiling decorated



Bedroom feature wall

Sub-Structure & Super-Structure Progress

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Bedroom radiators installed



Bedroom feature wall

Sub-Structure & Super-Structure Progress

MARCH 2022



Bedroom door & ironmongery



Bedroom 2nd fix lighting

Sub-Structure & Super-Structure Progress

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Kitchen / Lounge Finishes



Bedroom finishes

Sub-Structure & Super-Structure Progress

MARCH 2022



Bedroom feature wall



Bedroom feature wall

Sub-Structure & Super-Structure Progress

MARCH 2022



Water cylinder



Heating ventilation system & water cylinder

Sub-Structure & Super-Structure Progress

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Bathroom sanitary items



Shaving socket installed

Sub-Structure & Super-Structure Progress

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Internal door ironmongery



Radiators installed

TO FIND OUT MORE ABOUT

The Summit, Liverpool

PLEASE CONTACT

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