

Ireland: Residential homes construction work

Invitation for Expressions of Interest for the Appointment of a Development for Design, Construction, Delivery and Sale of a Mixed- Tenure Housing Development

Contract or concession notice – standard regime

1 Buyer

1.1 Buyer

Official name: Westmeath County Council

Legal type of the buyer: Local authority

Activity of the contracting authority: General public services

2 Procedure

2.1 Procedure

Title: Invitation for Expressions of Interest for the Appointment of a Development for Design, Construction, Delivery and Sale of a Mixed- Tenure Housing Development

Description: Westmeath County Council (WMCC) is committed to facilitating the delivery of high quality social and affordable housing on lands within its ownership. In support of this objective, WMCC secured a Part 10 planning approval from An Coimisiún Pleanála on 7th May 2026 (Planning Ref: ACP- 323932 – 25 for the proposed development of a residential scheme of 94 units at Cornamaddy, Athlone. WMCC is now seeking to appoint a suitably qualified and experienced development partner through this restrictive procedure to deliver the proposed development in its entirety.

Procedure identifier: 6aa0a4f2-a809-4258-a102-0c5b16637894

Type of procedure: Restricted

The procedure is accelerated: no

2.1.1 Purpose

Main nature of the contract: Works

Main classification (cpv): 45215214 Residential homes construction work

2.1.2 Place of performance

Country subdivision (NUTS): Midland (IE063)

Country: Ireland

2.1.3 Value

Estimated value excluding VAT: 28 000 000 Euro

2.1.4 General information

Legal basis:

Directive 2014/24/EU

2.1.6 Grounds for exclusion

Sources of grounds for exclusion: Procurement Document

5 Lot

5.1 Lot: LOT-0001

Title: Invitation for Expressions of Interest for the Appointment of a Development for Design, Construction, Delivery and Sale of a Mixed- Tenure Housing Development

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Internal identifier: 0

5.1.1 Purpose

Main nature of the contract: Works

Main classification (cpv): 45215214 Residential homes construction work

5.1.2 Place of performance

Country subdivision (NUTS): Midland (IE063)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 30 Month

5.1.5 Value

Estimated value excluding VAT: 28 000 000 Euro

5.1.6 General information

Reserved participation: Participation is not reserved.

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): yes

5.1.7 Strategic procurement

Aim of strategic procurement: No strategic procurement

5.1.9 Selection criteria

Sources of selection criteria: Procurement Document

Information about the second stage of a two-stage procedure:

Minimum number of candidates to be invited for the second stage of the procedure: 5

Maximum number of candidates to be invited for the second stage of the procedure: 5

The procedure will take place in successive stages. At each stage, some participants may be eliminated

5.1.11 Procurement documents

Languages in which the procurement documents are officially available: English

Languages in which the procurement documents (or their parts) are unofficially available: English

Deadline for requesting additional information: 17/07/2026 12:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8461199>

5.1.12 Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: <https://www.etenders.gov.ie/epps/cft/viewTenders.do?resourceId=8461199>

Languages in which tenders or requests to participate may be submitted: English

Electronic catalogue: Not allowed

Tenderers may submit more than one tender: Not allowed

Deadline for receipt of requests to participate: 31/07/2026 12:00 +01:00

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: No

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

Information about the dynamic purchasing system:

No dynamic purchase system

5.1.16 Further information, mediation and review

Review organisation: The High Court of Ireland

Organisation providing offline access to the procurement documents: Westmeath County Council

Organisation providing more information on the review procedures: The High Court of Ireland

Organisation receiving requests to participate: Westmeath County Council

Organisation processing tenders: Westmeath County Council

8 Organisations

8.1 ORG-0001

Official name: Westmeath County Council

Registration number: 032126W

Postal address: county buildings

Town: Mullingar

Postcode: N91 FH4N

Country subdivision (NUTS): Midland (IE063)

Country: Ireland

Email: procurement@westmeathcoco.ie

Telephone: 0449332000

Internet address: <https://www.westmeathcoco.ie>

Buyer profile: <https://www.westmeathcoco.ie>

Roles of this organisation:

Buyer

Organisation providing offline access to the procurement documents

Organisation receiving requests to participate

Organisation processing tenders

8.1 ORG-0002

Official name: The High Court of Ireland

Registration number: The High Court of Ireland

Department: The High Court of Ireland

Postal address: Four Courts, Inns Quay, Dublin 7

Town: Dublin

Postcode: D07 WDX8

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Email: HighCourtCentralOffice@courts.ie

Telephone: +353 1 8886000

Roles of this organisation:

Review organisation

Organisation providing more information on the review procedures

8.1 ORG-0003

Official name: European Dynamics S.A.

Registration number: 002024901000

Department: European Dynamics S.A.

Town: Athens

Postcode: 15125

Country subdivision (NUTS): Βόρειος Τομέας Αθηνών (EL301)

Country: Greece

Email: eproc-esender@eurodyn.com

Telephone: +30 2108094500

Roles of this organisation:

TED eSender

Notice information

Notice identifier/version: fe193c5f-a55e-4c48-b434-8e01e9953f32 - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice dispatch date: 19/06/2026 15:44 +01:00

Languages in which this notice is officially available: English