



Project Information

KINGDOM
Group



Burnbrae, Kincardine

BACKGROUND – Burnbrae, Kincardine

This site is located near the town centre of Kincardine. It is a sloping site, accessed off Osborne Drive and just a few minutes walk from the town centre and Kincardine Bridge.

The project has required significant retention to enable development and has had to overcome issues through the planning process and limitations on sewer capacity.

The completed development will provide 29 houses, flats and an amenity bungalow for social rent and 7 houses for mid market rent which will be managed by Kingdom Initiatives. Floor coverings, window blinds and an electric hob and oven will be provided for the mid market rent units.

The specification of the units fully complies with the requirements of the Section 7 Silver Level of the 2011 Building Regulation.

The estimated completion date for all properties is November 2018.

**36
Units**

**Social Rent 29
Mid Market Rent 7
Total Bedspaces 150**

Social Rent

1 Bed, 2 Person Apartment (including 2 x Amenity units)	6
2 Bed, 4 Person Apartment (including 2 x Amenity units)	6
3 Bed, 6 Person House (General)	8
2 Bed, 4 Person House (General)	8
2 Bed, 4 Person Bungalow (Amenity)	1

Mid Market Rent

2 Bed, 4 Person House (General)	5
3 Bed, 5 Person House (General)	2

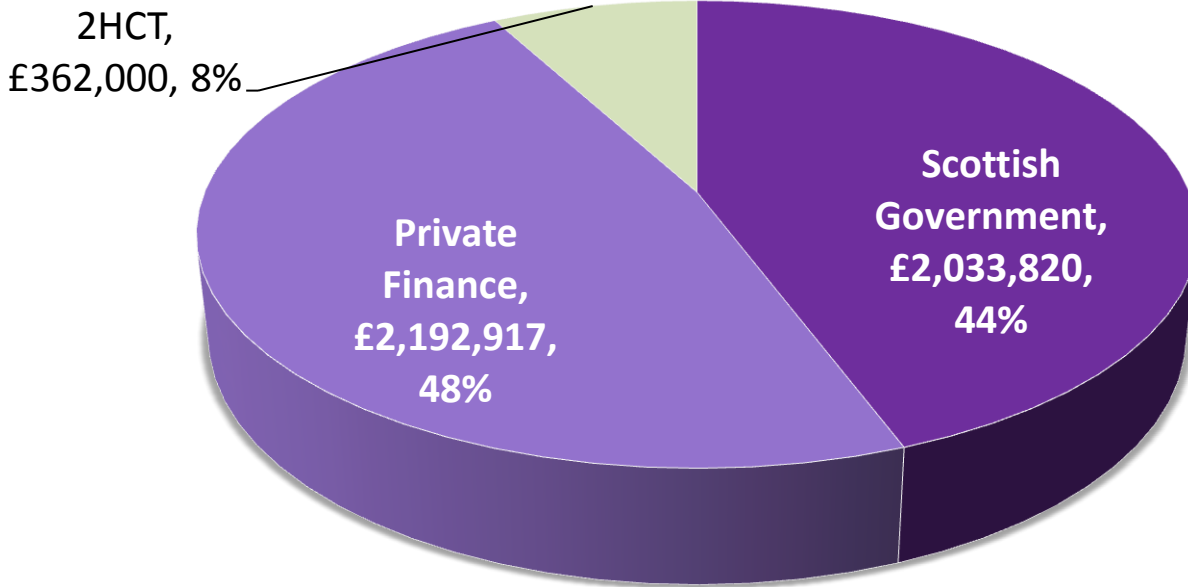
Landlord

KHA (SR) / KI (MMR)

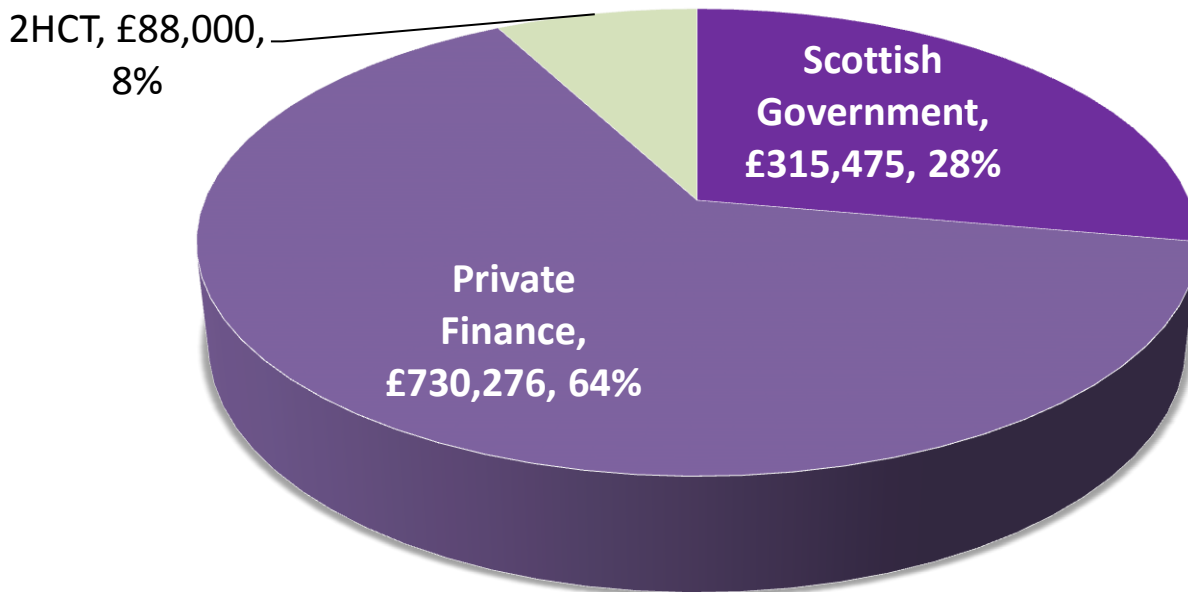


Funding & Costs

Social Rent - Total Funding £4,588,737



Mid Market Rent - Total Funding £1,133,751



		Per Unit	Total
Project Costs	SR	£158,232	£4,588,737
	MMR	£161,964	£1,133,751
Works Cost	SR	£130,554	£3,786,074
	MMR	£130,554	£913,880
Rents at First Allocation (18/19 rates)	SR	£308 - £432 pcm.	
	MMR	£444 - £521 pcm.	



Points to Note

1. **Sustainability** - Energy Monitoring Meters will be installed.
2. **Energy Rating** - An Energy Rating of B (81-91) will be achieved.
3. Water efficiency measures, including **Water Butts** provided to houses.
4. **Photo Voltaic** panels will be fitted for all properties.

Construction Period	March 2017 – November 2018
Contract Type	Design & Build Contract
Contractor	Hadden Construction
Architect	Yeoman McAllister
Employers Agent	Langmuir & Hay
Engineer	Scott Bennett Associates
Principle Designer	SBA Safety Co-ordinators