

## 311376-2026 - Result

Austria – Construction work for houses – 20., Jägerstraße 62-64, Stromstraße 14-16

OJ S 87/2026 06/05/2026

Contract or concession award notice – standard regime

Works

### 1. Buyer

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#### 1.1. Buyer

Official name: Stadt Wien - Wiener Wohnen

Email: [auftragswesen@wrw.wien.gv.at](mailto:auftragswesen@wrw.wien.gv.at)

Legal type of the buyer: Regional authority

Activity of the contracting authority: Housing and community amenities

### 2. Procedure

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#### 2.1. Procedure

Title: 20., Jägerstraße 62-64, Stromstraße 14-16

Description: Generalunternehmerarbeiten

Procedure identifier: 7c9f6c60-3448-4994-89a4-e59043d437cb

Internal identifier: 228882-2025

Type of procedure: Open

The procedure is accelerated: no

#### 2.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45211100 Construction work for houses

Additional classification (cpv): 50750000 Lift-maintenance services, 45453100 Refurbishment work, 45321000 Thermal insulation work, 45262800 Building extension work, 45262900 Balcony work, 45324000 Plasterboard works, 45261420 Waterproofing work, 45261200 Roof-covering and roof-painting work, 45261300 Flashing and guttering work, 45261410 Roof insulation work, 45223100 Assembly of metal structures, 45421100 Installation of doors and windows and related components, 45442100 Painting work, 45262670 Metalworking, 45421000 Joinery work, 45312310 Lightning-protection works, 45316100 Installation of outdoor illumination equipment, 45312100 Fire-alarm system installation work, 45331000 Heating, ventilation and air-conditioning installation work, 45332000 Plumbing and drain-laying work, 45332200 Water plumbing work, 45331210 Ventilation installation work, 45315700 Switching station installation work, 45313100 Lift installation work, 45261000 Erection and related works of roof frames and coverings, 45311200 Electrical fitting work, 45330000 Plumbing and sanitary works

#### 2.1.4. General information

Additional information: Auf das allfällige Erfordernis einer behördlichen Entscheidung für die Zulässigkeit der Ausübung einer Tätigkeit in Österreich sowie auf die Verpflichtung gemäß §§ 21 bzw. 194 Abs. 1 des Bundesvergabegesetzes 2018 wird ausdrücklich hingewiesen. §§ 21 bzw. 194 Abs. 1 des Bundesvergabegesetzes 2018 verpflichtet Bewerber oder Bieter, die im Gebiet einer anderen Vertragspartei des EWR-Abkommens oder in der Schweizerischen Eidgenossenschaft (Schweiz) ansässig sind und die für die Ausübung einer Tätigkeit in Österreich eine behördliche Entscheidung betreffend ihrer Berufsqualifikation einholen müssen,

ein darauf gerichtetes Verfahren möglichst umgehend, jedenfalls aber vor Ablauf der Angebotsfrist einzuleiten. Für reglementierte Gewerbe (§ 94 der Gewerbeordnung 1994) wird diesbezüglich auf die §§ 373a bis 373e der Gewerbeordnung 1994 hingewiesen.

**Legal basis:**

Directive 2014/24/EU

## 5. Lot

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### 5.1. Lot: LOT-1715

Title: 20., Jägerstraße 62-64, Stromstraße 14-16

Description: Generalunternehmerarbeiten

Internal identifier: 2288822025

#### 5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45211100 Construction work for houses

Additional classification (cpv): 50750000 Lift-maintenance services, 45453100 Refurbishment work, 45321000 Thermal insulation work, 45262800 Building extension work, 45262900 Balcony work, 45324000 Plasterboard works, 45261420 Waterproofing work, 45261200 Roof-covering and roof-painting work, 45261300 Flashing and guttering work, 45261410 Roof insulation work, 45223100 Assembly of metal structures, 45421100 Installation of doors and windows and related components, 45442100 Painting work, 45262670 Metalworking, 45421000 Joinery work, 45312310 Lightning-protection works, 45316100 Installation of outdoor illumination equipment, 45312100 Fire-alarm system installation work, 45331000 Heating, ventilation and air-conditioning installation work, 45332000 Plumbing and drain-laying work, 45332200 Water plumbing work, 45331210 Ventilation installation work, 45315700 Switching station installation work, 45313100 Lift installation work, 45261000 Erection and related works of roof frames and coverings, 45311200 Electrical fitting work, 45330000 Plumbing and sanitary works

#### 5.1.2. Place of performance

Town: Wien

Country subdivision (NUTS): Wien (AT130)

Country: Austria

#### 5.1.3. Estimated duration

Start date: 03/08/2026

Duration: 45 Months

#### 5.1.6. General information

Procurement Project not financed with EU Funds.

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

#### 5.1.10. Award criteria

**Criterion:**

Type: Quality

Description: Verlängerung der Gewährleistungsfrist

Category of award weight criterion: Weight (percentage, exact)

Award criterion number: 5

**Criterion:**

Type: Price

Description: Preis

Category of award weight criterion: Weight (percentage, exact)

Award criterion number: 95

#### 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: Verwaltungsgericht Wien

Information about review deadlines: Gemäß den entsprechenden gesetzlichen Vorgaben

Organisation providing more information on the review procedures: Verwaltungsgericht Wien

## 6. Results

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Value of all contracts awarded in this notice: 52 637 177,04 EUR

### 6.1. Result lot identifier: LOT-1715

Winner selection status: At least one winner was chosen.

#### 6.1.2. Information about winners

**Winner:**

Leader of tendering party: Leyrer + Graf Baugesellschaft m.b.H.

Official name: Grafbau GmbH

**Tender:**

Tender identifier: 030

Identifier of lot or group of lots: LOT-1715

Value of the tender: 52 637 177,04 EUR

The tender was ranked: yes

The tender is a variant: no

Subcontracting: No

**Contract information:**

Identifier of the contract: 20., Jägerstraße 62-64, Stromstraße 14-16

Title: Generalunternehmerarbeiten

Date of the conclusion of the contract: 30/04/2026

#### 6.1.4. Statistical information

**Received tenders or requests to participate:**

Type of received submissions: Tenders

Number of tenders or requests to participate received: 8

## 8. Organisations

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### 8.1. ORG-5826

Official name: Stadt Wien - Wiener Wohnen

Registration number: 9110006184442

Postal address: Rosa-Fischer-Gasse 2

Town: Wien

Postcode: 1030

Country subdivision (NUTS): Wien (AT130)

Country: Austria

Contact point: Dezernat Vergabewesen  
Email: [auftragswesen@wrw.wien.gv.at](mailto:auftragswesen@wrw.wien.gv.at)  
Telephone: +43 5757575  
Internet address: <https://www.wienerwohnen.at>

**Roles of this organisation:**

Buyer

**8.1. ORG-6171**

Official name: Verwaltungsgericht Wien  
Registration number: 9110019835300  
Postal address: Muthgasse 62  
Town: Wien  
Postcode: 1190  
Country subdivision (NUTS): Wien (AT130)  
Country: Austria  
Email: [post@vgw.wien.gv.at](mailto:post@vgw.wien.gv.at)  
Telephone: +43 1400038500  
Fax: +43 140009938529  
Internet address: <http://www.verwaltungsgericht.wien.gv.at>

**Roles of this organisation:**

Review organisation

Organisation providing more information on the review procedures

**8.1. ORG-0371**

Official name: Leyrer + Graf Baugesellschaft m.b.H.  
Registration number: 9110015222203  
Postal address: Franz-Graf-Straße 1  
Town: Horn  
Postcode: 3580  
Country subdivision (NUTS): Waldviertel (AT124)  
Country: Austria  
Email: [Gerald.Appel@leyrer-graf.at](mailto:Gerald.Appel@leyrer-graf.at)  
Telephone: +43 298236460

**Roles of this organisation:**

Tenderer

Leader of tendering party

**Winner of these lots: LOT-1715**

**8.1. ORG-6411**

Official name: Grafbau GmbH  
Registration number: 9110022790559  
Postal address: Römerstraße 4  
Town: Traiskirchen  
Postcode: 2514  
Country subdivision (NUTS): Wiener Umland/Südteil (AT127)  
Country: Austria  
Email: [office@grafbau.at](mailto:office@grafbau.at)  
Telephone: +43 225252404

**Roles of this organisation:**

Tenderer

**Winner of these lots: LOT-1715**

## Notice information

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Notice identifier/version: 6f738f96-a59a-4682-ac9e-e9c3a317cc0d - 01

Form type: Result

Notice type: Contract or concession award notice – standard regime

Notice subtype: 29

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