

428796-2026 - Competition

Sweden – Cleaning services – Städ av trapphus, lokaler samt lägenheter

OJ S 119/2026 24/06/2026

Contract or concession notice – standard regime

Services

1. Buyer

1.1. Buyer

Official name: Örebrobostäder Aktiebolag

Email: carl.ryrberg@insatt.com

Legal type of the buyer: Regional authority

Activity of the contracting authority: Housing and community amenities

2. Procedure

2.1. Procedure

Title: Städ av trapphus, lokaler samt lägenheter

Description: Ramavtalet omfattar städ av; trapphus, lägenheter och lokaler inom visst geografiskt område inom Beställarens fastighetsbestånd.

Procedure identifier: f5bfb76e-69b6-48b3-a800-8958be4c0f24

Internal identifier: 26/96

Type of procedure: Open

The procedure is accelerated: no

2.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 90910000 Cleaning services

Additional classification (cpv): 90900000 Cleaning and sanitation services, 90911100

Accommodation cleaning services, 90919200 Office cleaning services

2.1.2. Place of performance

Country: Sweden

Anywhere in the given country

Additional information: Inom visst geografiskt område inom Beställarens fastighetsbestånd.

2.1.3. Value

Estimated value excluding VAT: 30 000 000,00 SEK

2.1.4. General information

Legal basis:

Directive 2014/24/EU

2.1.5. Terms of procurement

Terms of submission:

Maximum number of lots for which one tenderer can submit tenders: 2

Terms of contract:

Maximum number of lots for which contracts can be awarded to one tenderer: 2

2.1.6. Grounds for exclusion

5. Lot

5.1. Lot: LOT-0001

Title: Generella krav och kvalificering

Description: Ramavtalet omfattar städ av; trapphus, lägenheter och lokaler inom visst geografiskt område inom Beställarens fastighetsbestånd.

Internal identifier: 1907335-0

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 90910000 Cleaning services

Additional classification (cpv): 90900000 Cleaning and sanitation services, 90911100

Accommodation cleaning services, 90911200 Building-cleaning services, 90919200 Office cleaning services

5.1.2. Place of performance

Country: Sweden

Anywhere in the given country

Additional information: Inom visst geografiskt område inom Beställarens fastighetsbestånd.

5.1.3. Estimated duration

Start date: 01/10/2026

Duration end date: 30/09/2028

5.1.4. Renewal

Maximum renewals: 2

Other information about renewals: Förlängning är 1 månader

5.1.5. Value

Estimated value excluding VAT: 30 000 000,00 SEK

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): no

5.1.7. Strategic procurement

Aim of strategic procurement: No strategic procurement

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document

5.1.11. Procurement documents

Deadline for requesting additional information: 14/08/2026 22:00:00 (UTC+00:00) Western European Time, GMT

Address of the procurement documents: <https://tendsign.com/doc.aspx?MeFormsNoticeld=95140>

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: [https://tendsign.com/doc.aspx?](https://tendsign.com/doc.aspx?MeFormsNoticeld=95140&GoTo=Tender)

[MeFormsNoticeld=95140&GoTo=Tender](https://tendsign.com/doc.aspx?MeFormsNoticeld=95140&GoTo=Tender)

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

Electronic catalogue: Allowed

Deadline for receipt of tenders: 25/08/2026 21:59:58 (UTC+00:00) Western European Time, GMT

Duration during which the tender must remain valid: 89 Days

Information about public opening:

Opening date: 26/08/2026 06:00:00 (UTC+00:00) Western European Time, GMT

Terms of contract:

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

Electronic invoicing: Required

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15. Techniques

Framework agreement:

Framework agreement, without reopening of competition

Maximum number of participants: 3

Information about the dynamic purchasing system:

No dynamic purchase system

5.1.16. Further information, mediation and review

Review organisation: Förvaltningsrätten

Information about review deadlines: Överprövning sker enligt bestämmelserna i 20 kap. LOU.

Organisation providing more information on the review procedures: Förvaltningsrätten

5.1. Lot: LOT-0002

Title: Städ av; Trapphus och lokaler

Description: Omfattning: ÖBO fv Vivalla-Baronbackarna & Norrby, Varberga-Oxhagen, Västerporten, Omsorgsfastigheter, ÖBO Lokaler.

Internal identifier: 1920227-1

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 90910000 Cleaning services

Additional classification (cpv): 90900000 Cleaning and sanitation services, 90911200 Building-cleaning services, 90919200 Office cleaning services

5.1.2. Place of performance

Country: Sweden

Anywhere in the given country

Additional information: Inom visst geografiskt område inom Beställarens fastighetsbestånd.

5.1.3. Estimated duration

Start date: 01/10/2026

Duration end date: 30/09/2028

5.1.4. Renewal

Maximum renewals: 2

Other information about renewals: Förlängning är 1 månader

5.1.5. Value

Estimated value excluding VAT: 30 000 000,00 SEK

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): no

5.1.7. Strategic procurement

Aim of strategic procurement: No strategic procurement

Green Procurement Criteria: No Green Public Procurement criteria

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document

5.1.11. Procurement documents

Deadline for requesting additional information: 14/08/2026 22:00:00 (UTC+00:00) Western European Time, GMT

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5.1.12. Terms of procurement

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Terms of contract:

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

Electronic invoicing: Required

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15. Techniques

Framework agreement:

Framework agreement, without reopening of competition

Maximum number of participants: 3

Information about the dynamic purchasing system:

No dynamic purchase system

5.1.16. Further information, mediation and review

Review organisation: Förvaltningsrätten

Information about review deadlines: Överprövning sker i enlighet med 20 kap. LOU.

5.1. Lot: LOT-0003

Title: Städ av; Lägenheter

Description: Omfattning: Vivalla-Baronbackarna & Norrby, Varberga-Oxhagen.

Internal identifier: 1920239-2

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 90910000 Cleaning services

Additional classification (cpv): 90911000 Accommodation, building and window cleaning services, 90911100 Accommodation cleaning services

5.1.2. Place of performance

Country: Sweden

Anywhere in the given country

Additional information: Inom visst geografiskt område inom Beställarens fastighetsbestånd.

5.1.3. Estimated duration

Start date: 01/10/2026

Duration end date: 30/09/2028

5.1.4. Renewal

Maximum renewals: 2

Other information about renewals: Förlängning är 1 månader

5.1.5. Value

Estimated value excluding VAT: 30 000 000,00 SEK

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): no

5.1.7. Strategic procurement

Aim of strategic procurement: No strategic procurement

Green Procurement Criteria: No Green Public Procurement criteria

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document

5.1.11. Procurement documents

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Terms of submission:

Electronic submission: Required

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5.1.15. Techniques

Framework agreement:

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Maximum number of participants: 3

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No dynamic purchase system

5.1.16. Further information, mediation and review

Review organisation: Förvaltningsrätten

Information about review deadlines: Överprövning sker i enlighet med 20 kap. LOU.

Organisation providing more information on the review procedures: Förvaltningsrätten

8. Organisations

8.1. ORG-0001

Official name: Örebrobostäder Aktiebolag

Registration number: 5563348449

Department: ÖrebroBostäder AB

Postal address: Box 8033

Town: ÖREBRO

Postcode: 70008

Country subdivision (NUTS): Örebro län (SE124)

Country: Sweden

Contact point: Carl Ryrberg

Email: carl.ryrberg@insatt.com

Telephone: 019-194200

Internet address: <https://www.obo.se/>

Roles of this organisation:

Buyer

8.1. ORG-0002

Official name: Förvaltningsrätten

Registration number: 202100-2742

Postal address: Box 568

Town: Karlstad

Postcode: 651 12

Country subdivision (NUTS): Värmlands län (SE311)

Country: Sweden

Email: forvaltningsrattenikarlstad@dom.se

Telephone: 054-14 85 00

Internet address: <https://www.domstol.se/forvaltningsratten-i-karlstad/>

Roles of this organisation:

Review organisation

Organisation providing more information on the review procedures

Notice information

Notice identifier/version: 550a001d-ccf4-4421-b912-60201dad6aaa - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice subtype: 16

Notice dispatch date: 22/06/2026 12:56:11 (UTC+00:00) Western European Time, GMT

Notice dispatch date (eSender): 22/06/2026 12:56:12 (UTC+00:00) Western European Time, GMT

Languages in which this notice is officially available: Swedish

Notice publication number: 428796-2026

OJ S issue number: 119/2026

Publication date: 24/06/2026