

Ireland – Residential property renting or leasing services – CFT 3806 – Provision of Property, Asset and Estate Management Services for Cost Rental housing development at Innovation Square, Tallaght, Dublin 24
OJ S 143/2025 29/07/2025
Contract or concession notice – standard regime
Services

1. Buyer

1.1. Buyer

Official name: South Dublin County Council
Email: procurement@sdblincoco.ie
Legal type of the buyer: Local authority
Activity of the contracting authority: General public services

2. Procedure

2.1. Procedure

Title: CFT 3806 – Provision of Property, Asset and Estate Management Services for Cost Rental housing development at Innovation Square, Tallaght, Dublin 24
Description: Residential letting, block and general facility and estate management of 133 cost rental homes at Innovation Square, Tallaght, Dublin 24.
Procedure identifier: 4679889f-44db-4c52-b245-55959b30fb70
Type of procedure: Open
The procedure is accelerated: no

2.1.1. Purpose

Main nature of the contract: Services
Main classification (cpv): 70210000 Residential property renting or leasing services
Additional classification (cpv): 70330000 Property management services of real estate on a fee or contract basis, 70000000 Real estate services, 70331000 Residential property services, 70333000 Housing services, 71315000 Building services

2.1.2. Place of performance

Country subdivision (NUTS): Dublin (IE061)
Country: Ireland

2.1.3. Value

Estimated value excluding VAT: 2 000 000,00 EUR

2.1.4. General information

Legal basis:
Directive 2014/24/EU

2.1.6. Grounds for exclusion

Sources of grounds for exclusion: European Single Procurement Document (ESPD)

5. Lot

5.1. Lot: LOT-0001

Title: CFT 3806 – Provision of Property, Asset and Estate Management Services for Cost Rental housing development at Innovation Square, Tallaght, Dublin 24

Description: Residential letting, block and general facility and estate management of 133 cost rental homes at Innovation Square, Tallaght, Dublin 24.

Internal identifier: 0

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 70210000 Residential property renting or leasing services

Additional classification (cpv): 70330000

Property management services of real estate on a fee or contract basis, 70000000

Real estate services, 70331000 Residential property services, 70333000 Housing services, 71315000 Building services

5.1.2. Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

5.1.3. Estimated duration

Duration: 4 Years

5.1.5. Value

Estimated value excluding VAT: 2 000 000,00 EUR

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: Reduction of environmental impacts

Description: Award Criteria – Green Sustainable Considerations

Approach to reducing environmental impacts: The transition to a circular economy

Green Procurement Criteria: National Green Public Procurement criteria

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document

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: 14/08/2025 16:00:00 (UTC+1) Central European Time, Western European Summer Time

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=6196918>

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=6196918>

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 tenders: 26/08/2025 16:00:00 (UTC+1) Central European Time, Western European Summer Time

Deadline until which the tender must remain valid: 12 Months

Information about public opening:

Opening date: 26/08/2025 16:30:00 (UTC+1) Central European Time, Western European Summer Time

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=6196918>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Required

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

Electronic auction: no

5.1.16. Further information, mediation and review

Review organisation: The High Court of Ireland

Organisation providing offline access to the procurement documents: South Dublin County Council

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

Organisation receiving requests to participate: South Dublin County Council

Organisation processing tenders: South Dublin County Council

8. Organisations

8.1. ORG-0001

Official name: South Dublin County Council

Registration number: 9509808P

Postal address: County Hall, Tallaght, Dublin 24, D24 YNN5

Town: Dublin

Postcode: D24 YNN5

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Email: procurement@sdublincoco.ie

Telephone: +3531 4149320

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

Buyer profile: <https://www.sdcc.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: 92253a62-3f66-422c-9b1e-05ca38a9e85f - 01
Form type: Competition
Notice type: Contract or concession notice – standard regime
Notice subtype: 16
Notice dispatch date: 25/07/2025 16:50:19 (UTC+1) Central European Time, Western European Summer Time
Languages in which this notice is officially available: English
Notice publication number: 493338-2025
OJ S issue number: 143/2025
Publication date: 29/07/2025