

63370-2026 - Competition

Finland – Construction work – A200324 Oulu Linnankatu 1-3 peruskorjaus, kärkihankeallianssin palveluntuottajan hankinta

OJ S 19/2026 28/01/2026

Contract or concession notice – standard regime

Works

1. Buyer

1.1. Buyer

Official name: Senaatti-kiinteistöt

Email: arttu.niemikorpi@senaatti.fi

Legal type of the buyer: Body governed by public law

Activity of the contracting authority: Housing and community amenities

2. Procedure

2.1. Procedure

Title: A200324 Oulu Linnankatu 1-3 peruskorjaus, kärkihankeallianssin palveluntuottajan hankinta

Description: Hankinta käsittää Oulun Linnankatu 1-3 peruskorjaushankkeen kärkihankeallianssin palveluntuottajan hankinnan. Palveluntuottaja on yritys, jolle kuuluu hankkeen rakentamisen palvelujen tuottaminen sekä hankkeen pääurakoitsijan ja päätoteuttajan vastuut, velvollisuudet ja tehtävät.

Procedure identifier: 102d62c0-4a59-49d4-9f43-288db975a177

Type of procedure: Negotiated with prior publication of a call for competition / competitive with negotiation

The procedure is accelerated: no

2.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

2.1.2. Place of performance

Country subdivision (NUTS): Pohjois-Pohjanmaa (FI1D9)

Country: Finland

2.1.4. General information

Legal basis:

Directive 2014/24/EU

2.1.6. Grounds for exclusion

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

5. Lot

5.1. Lot: LOT-0000

Title: A200324 Oulu Linnankatu 1-3 peruskorjaus, kärkihankeallianssin palveluntuottajan hankinta

Description: Hankinta käsittää Oulun Linnankatu 1-3 peruskorjaushankkeen kärkihankeallianssin palveluntuottajan hankinnan. Palveluntuottaja on yritys, jolle kuuluu hankkeen rakentamisen palvelujen tuottaminen sekä hankkeen pääurakoitsijan ja päätoteuttajan vastuut, velvollisuudet ja tehtävät.

Internal identifier: 2026-038982-LOT-0001

5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

5.1.2. Place of performance

Country subdivision (NUTS): Pohjois-Pohjanmaa (FI1D9)

Country: Finland

5.1.3. Estimated duration

Start date: 15/06/2026

Other duration: Unknown

5.1.6. General information

Reserved participation:

Participation is not reserved.

The names and professional qualifications of the staff assigned to perform the contract must be given: Request to participate requirement

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): no

This procurement is also suitable for small and medium-sized enterprises (SMEs): yes

5.1.7. Strategic procurement

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

Social objective promoted: Fair working conditions

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document, European Single Procurement Document (ESPD)

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

Minimum number of candidates to be invited for the second stage of the procedure: 4

Maximum number of candidates to be invited for the second stage of the procedure: 4

The buyer reserves the right to award the contract on the basis of the initial tenders without any further negotiations

5.1.10. Award criteria

Criterion:

Type: Price

Description: Osallistumispyyntöasiakirjojen mukaisesti

Criterion:

Type: Quality

Description: Osallistumispyyntöasiakirjojen mukaisesti

5.1.11. Procurement documents

Languages in which the procurement documents are officially available: Finnish

Address of the procurement documents: <https://bem.buildercom.net/html/rfq2registration/index?rfqlid=16304&guid=aa8d40ab-8ce2-4383-8b8e-0d5d93da3282>

5.1.12. Terms of procurement

Terms of the procedure:

Security clearance is required

Description: kts. osallistumispyyntöasiakirjat

Terms of submission:

Electronic submission: Required

Address for submission: <https://bem.buildercom.net/html/rfq2registration/index?rfqlid=16304&guid=aa8d40ab-8ce2-4383-8b8e-0d5d93da3282>

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

Electronic catalogue: Not allowed

Description of the financial guarantee: kts. osallistumispyyntöasiakirjat

Deadline for receipt of requests to participate: 27/02/2026 12:00:00 (UTC+02:00) Eastern European Time, Central European Summer Time

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:

No framework agreement

Information about the dynamic purchasing system:

No dynamic purchase system

5.1.16. Further information, mediation and review

Review organisation: Markkinaoikeus

Organisation providing additional information about the procurement procedure: Senaatti-kiinteistöt

Organisation providing more information on the review procedures: Senaatti-kiinteistöt

Organisation receiving requests to participate: Senaatti-kiinteistöt

Organisation processing tenders: Senaatti-kiinteistöt

8. Organisations

8.1. ORG-0001

Official name: Senaatti-kiinteistöt

Registration number: 1503388-4

Department: Pohjois-Suomen alue

Postal address: PL 74

Town: Oulu

Postcode: 90101

Country subdivision (NUTS): Pohjois-Pohjanmaa (FI1D9)

Country: Finland

Email: arttu.niemikorpi@senaatti.fi

Telephone: +358 40 7288 707

Internet address: <http://www.senaatti.fi>

Other contact points:

Contact point: Otakon Oy

Email: mikko.helisto@otakon.fi

Telephone: +358503654305

Roles of this organisation:

Buyer

Organisation providing additional information about the procurement procedure

Organisation receiving requests to participate

Organisation processing tenders

Organisation providing more information on the review procedures

8.1. ORG-0002

Official name: Hansel Oy (Hilma)

Registration number: FI09880841

Postal address: Mannerheiminaukio 1 A

Town: Helsinki

Postcode: 00100

Country subdivision (NUTS): Helsinki-Uusimaa (FI1B1)

Country: Finland

Email: tekninen@hankintailmoitukset.fi

Telephone: +358 295563630

Internet address: <https://www.hankintailmoitukset.fi>

Roles of this organisation:

TED eSender

8.1. ORG-0003

Official name: Markkinaoikeus

Registration number: FI30061576

Postal address: Radanrakentajantie 5

Town: Helsinki

Postcode: 00520

Country subdivision (NUTS): Helsinki-Uusimaa (FI1B1)

Country: Finland

Email: markkinaoikeus@oikeus.fi

Telephone: +358 295643300

Internet address: <http://www.oikeus.fi/markkinaoikeus>

Roles of this organisation:

Review organisation

Notice information

Notice identifier/version: 4cb53cd6-aa04-40f7-b26f-5163e1b60d1e - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice subtype: 16

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