

667313-2026 - Competition

Spain – Repair and maintenance services of building installations – Contrato mixto de servicio y obra de mantenimiento integral, conservación, reparación y pequeñas obra de adecuación de las Escuelas Infantiles y Aparcamientos Municipales gestionados por la Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna, MUVISA.

OJ S 187/2026 28/09/2026

Contract or concession notice – standard regime

Services

1. Buyer

1.1. Buyer

Official name: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna

Email: juridico@muvisa.com

Legal type of the buyer: Local authority

Activity of the contracting authority: Housing and community amenities

2. Procedure

2.1. Procedure

Title: Contrato mixto de servicio y obra de mantenimiento integral, conservación, reparación y pequeñas obra de adecuación de las Escuelas Infantiles y Aparcamientos Municipales gestionados por la Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna, MUVISA.

Description: Contrato mixto de servicio y obra de mantenimiento integral, conservación, reparación y pequeñas obra de adecuación de las Escuelas Infantiles y Aparcamientos Municipales gestionados por la Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna, MUVISA.

Procedure identifier: 22e95367-77ff-4a58-ad7a-eb137b7a3980

Internal identifier: 1001/2026

Type of procedure: Open

The procedure is accelerated: no

2.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 50700000 Repair and maintenance services of building installations

Additional classification (cpv): 45261420 Waterproofing work, 45261910 Roof repair, 45310000 Electrical installation work, 45330000 Plumbing and sanitary works, 45421100 Installation of doors and windows and related components, 45442100 Painting work, 45453000 Overhaul and refurbishment work, 50800000 Miscellaneous repair and maintenance services

2.1.2. Place of performance

Country subdivision (NUTS): Tenerife (ES709)

Country: Spain

2.1.3. Value

Estimated value excluding VAT: 299 449,71 EUR

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

Sources of grounds for exclusion: Notice

Corruption: Los previstos expresamente en la LCSP

5. Lot

5.1. Lot: LOT-0001

Title: Servicio de mantenimiento integral de las Escuelas Infantiles Municipales

Description: Servicio de mantenimiento integral de las Escuelas Infantiles Municipales

Internal identifier: 1

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 50700000 Repair and maintenance services of building installations

Additional classification (cpv): 45261420 Waterproofing work, 45261910 Roof repair, 45310000

Electrical installation work, 45330000 Plumbing and sanitary works, 45421100 Installation of doors and windows and related components, 45442100 Painting work, 45453000 Overhaul and refurbishment work, 50800000 Miscellaneous repair and maintenance services

Options:

Description of the options: Prórroga máximo de un año para ambos lotes

5.1.2. Place of performance

Country subdivision (NUTS): Tenerife (ES709)

Country: Spain

5.1.3. Estimated duration

Duration: 2 Years

5.1.4. Renewal

Maximum renewals: 1

Other information about renewals: Prórroga máximo de un año para ambos lotes

5.1.5. Value

Estimated value excluding VAT: 119 543,10 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): no

5.1.9. Selection criteria

Sources of selection criteria: Notice

Criterion: Other economic or financial requirements

Description of selection criterion: Fondos propios

Criterion: References on specified services

Description of selection criterion: Trabajos realizados

5.1.10. Award criteria

Criterion:

Type: Quality

Description: Mejoras medioambientales.

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

Award criterion number: 20

Criterion:

Type: Quality

Description: Porcentaje de descuento sobre el 20% de la mano de obra estimada en el CIEC 20%.

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

Award criterion number: 25

Criterion:

Type: Price

Description: Porcentaje de descuento sobre el 30% del precio de materiales estimada en el CIEC.

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

Award criterion number: 25

Criterion:

Type: Quality

Description: Reducción de los tiempos de respuesta.

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

Award criterion number: 30

5.1.11. Procurement documents

Address of the procurement documents: https://contrataciondelestado.es/wps/poc?uri=deeplink:detalle_licitacion&idEvl=921PJad8Rc7gL1BHd3qjQA%3D%3D

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: https://contrataciondelestado.es/wps/poc?uri=deeplink:detalle_licitacion&idEvl=921PJad8Rc7gL1BHd3qjQA%3D%3D

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

Electronic catalogue: Not allowed

Deadline for receipt of tenders: 26/10/2026 23:59:00 (UTC+01:00) Central European Time, Western European Summer Time

Duration during which the tender must remain valid: 1 Year

Information about public opening:

Opening date: 16/11/2026 10:00:00 (UTC+01:00) Central European Time, Western European Summer Time

Terms of contract:

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

Conditions relating to the performance of the contract: Las previstas en la LCSP.

Electronic invoicing: Allowed

Electronic ordering will be used: no
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: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna - Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna S.A. U. (MUVISA)

Information about review deadlines: hasta 2026-10-26+01:00

5.1. Lot: LOT-0002

Title: Servicio de mantenimiento integral de los Aparcamientos Municipales

Description: Servicio de mantenimiento integral de los Aparcamientos Municipales

Internal identifier: 2

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 50700000 Repair and maintenance services of building installations

Additional classification (cpv): 45261420 Waterproofing work, 45261910 Roof repair, 45310000

Electrical installation work, 45330000 Plumbing and sanitary works, 45421100 Installation of doors and windows and related components, 45442100 Painting work, 45453000 Overhaul and refurbishment work, 50800000 Miscellaneous repair and maintenance services

Options:

Description of the options: Prórroga máximo de un año para ambos lotes

5.1.2. Place of performance

Country subdivision (NUTS): Tenerife (ES709)

Country: Spain

5.1.3. Estimated duration

Duration: 2 Years

5.1.4. Renewal

Maximum renewals: 1

Other information about renewals: Prórroga máximo de un año para ambos lotes

5.1.5. Value

Estimated value excluding VAT: 179 906,61 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): no

5.1.9. Selection criteria

Sources of selection criteria: Notice

Criterion: Other economic or financial requirements

Description of selection criterion: Fondos propios

Criterion: References on specified services
Description of selection criterion: Trabajos realizados

5.1.10. Award criteria

Criterion:

Type: Quality

Description: Mejoras medioambientales.

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

Award criterion number: 20

Criterion:

Type: Quality

Description: Porcentaje de descuento sobre el 20% de la mano de obra estimada en el CIEC 20%.

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

Award criterion number: 25

Criterion:

Type: Price

Description: Porcentaje de descuento sobre el 30% del precio de materiales estimada en el CIEC.

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

Award criterion number: 25

Criterion:

Type: Quality

Description: Reducción de los tiempos de respuesta.

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

Award criterion number: 30

5.1.11. Procurement documents

Address of the procurement documents: https://contrataciondelestado.es/wps/poc?uri=deeplink:detalle_licitacion&idEvl=921PJad8Rc7gL1BHd3qjQA%3D%3D

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: https://contrataciondelestado.es/wps/poc?uri=deeplink:detalle_licitacion&idEvl=921PJad8Rc7gL1BHd3qjQA%3D%3D

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

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

Conditions relating to the performance of the contract: Las previstas en la LCSP.

Electronic invoicing: Allowed

Electronic ordering will be used: no

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: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna - Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna S.A. U. (MUVISA)

Information about review deadlines: hasta 2026-10-26+01:00

8. Organisations

8.1. ORG-0001

Official name: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna

Registration number: 30342610064721

Registration number: A38356135

Town: San Cristóbal de La Laguna

Postcode: 38201

Country subdivision (NUTS): Tenerife (ES709)

Country: Spain

Contact point: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna

Email: juridico@muvisa.com

Telephone: 922825840

Fax: 922255879

Internet address: <https://www.muvisa.com>

Buyer profile: <https://contrataciondelestado.es/wps/poc?uri=deeplink:perfilContratante&idBp=vnsn8jRe32AQK2TEfXGy%2BA%3D%3D>

Other contact points:

Official name: Sociedad Municipal de Viviendas y de Servicios de San Cristóbal de La Laguna S.A.U. (MUVISA)

Town: San Cristóbal de La Laguna

Postcode: 38201

Country subdivision (NUTS): Tenerife (ES709)

Country: Spain

Roles of this organisation:

Buyer

Review organisation

Notice information

Notice identifier/version: 908de9a7-9bc8-4522-9134-5eedff151683 - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice subtype: 16

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