

LWE Voids: overview - 06/04/20

Location	Total voids	Bed sit	1 bed	2 bed	3 bed	4 bed
Barandon Walk	28	10	7	9	2	0
Bramley House	7	0	0	5	2	0
Camborne Mews	2	0	2	0	0	0
Camelford Walk	1	0	0	0	0	1
Clarendon Walk	2	0	1	1	0	0
Hurstway Walk	18	5	7	1	5	0
Morland House	4	4	0	0	0	0
Silchester Road	1	0	0	0	0	1
Talbot Grove House	3	0	0	2	1	0
Testerton Walk	19	5	6	5	3	0
Treadgold House	7	3	1	0	3	0
Upper Talbot Walk	1	0	0	0	1	0
Upper Clarendon Walk	2	0	0	2	0	0
Upper Camelford Walk	1	0	0	0	1	0
Verity Close	3	0	2	0	1	0
Totals	99	27	26	25	19	2

17 Camelford Walk

Status	No.
Work in progress	24
Available for works	10
In use (decants etc)	19
Complete	46
Total	99

Status	No.
Major works	84
Quick let	15
Total	99

Keys	No.
Awaiting key safe	16
Key safe fitted	83
Total	99

Available for Works	Bedsizes
324 Barandon Walk	1
21 Bramley House	2
25 Bramley House	2
312 Hurstway Walk	3
551 Hurstway Walk	3
19 Talbot Grove House	2
20 Talbot Grove House	3
323 Testerton Walk	2
14 Treadgold House	3
30 Upper Clarendon Walk	2

Pre-construction statuses

Pre-inspection	Total	Available	In use
Complete	67	2	5
Outstanding	32	8	14
Total	99		

Stock condition	Total	Available	In use
Complete	74	5	7
Outstanding	25	5	12
Total	99		

Gas supply removal	Total	Available	In use
Gas removed	42	0	4
Removal outstanding	21	6	8
Gas already absent	13	1	2
Gas to remain	23	3	5
Total	99		

Gas pipe removal	Total	Available	In use	Complete
Removed	0	0	0	0
Outstanding	23	2	3	11
Not required	76	8	16	35
Total	99			

Asbestos survey	Total	Available	In use
Complete	82	6	9
Outstanding	17	4	10
Total	99		

Asbestos removal	Total	Available	In use
Complete	75	3	5
In progress	1	1	0
Issued	1	0	1
Outstanding	22	6	13
Total	99		

Bulb energy switch*	Total	Available	In use
Complete	40	1	0
In Progress	0	0	0
Requested	9	0	0
Outstanding	50	9	19
Total	99		

*electricity only

Work in Progress

WIP property	Bed size	Days open*	Contractor	Est comp	Full Refurb	Last %	% complete
1 12 Morland House	0	121	ABC	21-Jan	Yes	99%	99%
2 5 Treadgold House	0	244	W11	22-Jan	Yes	99%	99%
3 6 Treadgold House	0	243	W11	22-Jan	Yes	99%	99%
4 540 Barandon Walk	2	368	Axis (W11)	22-Jan	Yes	95%	95%
7 324 Hurstway Walk	1	63	Cavendish	31-Mar	Yes	85%	90%
5 420 Hurstway Walk	2	381	Axis	16-Jan	Yes	85%	85%
6 19 Treadgold House	1	210	W11	27-Apr	Yes	85%	85%
8 28 Treadgold House	3	210	W11	27-Apr	Yes	80%	85%
10 315 Testerton Walk	1	63	Danacom	31-Mar	Yes	60%	75%
9 446 Testerton Walk	1	91	Vikfix	20-Mar	Yes	65%	70%
11 50 Verity Close	3	56	Vikfix	31-May	Yes	50%	65%
13 15 Silchester Road	4	56	Vikfix	30-Apr	Yes	35%	50%
12 314 Hurstway Walk	1	77	Vikfix	31-Mar	Yes	40%	40%
14 329 Barandon Walk	0	90	W11	31-Mar	Yes	30%	35%
15 332 Barandon Walk	0	90	W11	31-Mar	Yes	30%	35%
16 311 Barandon Walk	3	77	W11	31-Mar	Yes	30%	30%
17 420 Barandon Walk	0	77	W11	31-Mar	Yes	30%	30%
19 434 Barandon Walk	1	35	Vikfix	24-Apr	Yes	15%	20%
20 445 Testerton Walk	2	91	Vikfix	27-Apr	Yes	15%	20%
18 302 Barandon Walk	3	42	Danacom	24-Apr	Yes	15%	15%
21 325 Testerton Walk	1	14	W11	25-May	Yes	10%	15%
22 335 Testerton Walk	2	14	W11	25-May	Yes	0%	5%
23 404 Hurstway Walk	3	10	W11	25-May	Yes	0%	0%
24 1 Bramley House	3	0	TBC		Yes	0%	0%

WIP voids by bedsize	Total
Bedsits	6
1 beds	7
2 beds	4
3 beds	6
4 beds	1
Total	24

Available for work	Total
Bedsits	0
1 beds	1
2 beds	5
3 beds	4
4 beds	0
Total	10

Contractor	No. open	Av. days
Danacom	2	53
Cavendish	1	63
Vikfix	6	68
W11	11	115
ABC	1	121
Axis (W11)	1	368
Axis	1	381
Total	23	

Av. no. of days* open 113 ↑

*calendar days

Complete void refurbishments

Completed property	Bed size	Days to comp.	Main contractor	Full Refurb	Advertised	Let
1 536 Barandon Walk	2	46	Vikfix	No	Yes	Yes
2 428 Barandon Walk	1	130	Axis	No	Yes	Yes
3 1 Treadgold House	0	109	Axis	No	Yes	Yes
4 417 Barandon Walk	0	395	Axis	Yes	Yes	Yes
5 517 Barandon Walk	0	136	Axis	No	Yes	Yes
6 25 Verity Close	1	389	Axis	No	Yes	Yes
7 317 Barandon Walk	2	312	Vikfix	Yes	Yes	Yes
8 304 Testerton Walk	3	382	Axis	Yes	Yes	Yes
9 27 Morland House	0	307	Vikfix	Yes	No	No
10 312 Testerton Walk	3	389	Axis	Yes	Yes	Yes
11 5 Upper Talbot	3	308	Vikfix	Yes	Yes	Yes
12 32 Camborne Mews	0	0	n/a	No	No	Direct Offer
13 40 Verity Close	1	381	Axis (Vicfix)	No	Yes	Yes
14 422 Barandon Walk	2	287	Vikfix	Yes	Yes	Yes
15 319 Barandon Walk	2	273	Vikfix	Yes	Yes	Yes
16 318 Barandon Walk	0	236	Vikfix	Yes	Yes	Yes
17 501 Hurstway Walk	3	252	Vikfix	Yes	Yes	Yes
18 325 Barandon Walk	0	231	Vikfix	Yes	No	No
19 331 Testerton Walk	0	231	Vikfix	Yes	Yes	Yes
20 331 Barandon Walk	2	231	Vikfix	Yes	Yes	Yes
21 11 Camborne Mews	1	231	Vikfix	Yes	Yes	Yes
22 10 Treadgold House	3	357	Axis (Vicfix)	Yes	Yes	Yes
23 14 Clarendon Walk	1	203	Vikfix	Yes	Yes	Yes
24 330 Barandon Walk	2	364	Axis (Danacom)	Yes	No	No
25 448 Testerton Walk	0	147	Axis (Shanahan)	Yes	No	No
26 28 Bramley House	2	277	ABC	Yes	No	No
27 501 Barandon Walk	0	264	W11	Yes	Yes	Yes
28 324 Testerton Walk	1	174	Vikfix	Yes	No	Yes
29 425 Barandon Walk	1	174	Vikfix	Yes	No	Yes
30 546 Barandon Walk	2	287	Vikfix	Yes	Yes	Yes
31 444 Testerton Walk	0	179	Vikfix	Yes	No	No
32 328 Hurstway Walk	1	179	Vikfix	Yes	No	Yes
33 422 Testerton Walk	1	314	Tempus	Yes	No	Yes
34 547 Barandon Walk	0	140	Vikfix	Yes	Yes	Yes
35 437 Hurstway Walk	0	160	Vikfix	Yes	No	No
36 435 Hurstway Walk	1	125	Danacom	Yes	Yes	Yes
37 14 Upper Camelford	3	314	Tempus	Yes	No	No
38 313 Testerton Walk	2	361	Axis (W11)	Yes	Yes	Yes
39 327 Barandon Walk	1	140	Vikfix	Yes	No	Direct Offer
40 413 Barandon Walk	1	137	Vikfix	Yes	No	Yes
41 414 Testerton Walk	3	266	W11	Yes	No	MT
42 405 Hurstway Walk	3	125	Danacom	Yes	Yes	Yes
43 333 Testerton Walk	2	160	Vikfix	Yes	No	No
44 414 Hurstway Walk	1	63	Cavendish	Yes	No	No
45 436 Testerton Walk	0	91	Vikfix	Yes	No	No
46 529 Hurstway Walk	1	77	Vikfix	Yes	No	No

Main contractor	No. of completed	Av. days to comp.
Cavendish	1	63
Danacom	2	125
Axis (Shanahan)	1	147
Vicfix	25	200
W11	2	265
Axis	7	276
ABC	1	277
Tempus	2	314
Axis (Danacom)	1	364
Axis (Vicfix)	2	369
Axis (W11)	1	361

Completed by bedsize	Total
Bedsits	14
1 beds	14
2 beds	10
3 beds	8
4 beds	0

- Open House 🏠
- Window Pilot 🪟
- Direct Offer DO
- Mist System ☁️
- Pre Allocated P
- Pre Allocated Decant PD
- Refurb Decant Scheme RDS
- Management Transfer MT

Average no. of days to turnaround* 225 ↑
*calendar days