



**Address**

53 - 135 Roxwell Road &  
2 - 4 Stebbing Way,  
Barking, Essex, IG11 ORD

**Client**

Be First/London Borough of  
Barking and Dagenham

**Architect**

Baily Garner LLP

**Form of Contract**

JCT 2016 Design & Build with  
amendments

**Contract Value**

£26.7m

**Roxwell Road**

**New build affordable housing**

Construction works are currently underway at Roxwell Road in Barking, a £26.7m design and build residential development for the London Borough of Barking and Dagenham regeneration company, Be First.

The project work will involve the demolition of existing buildings, followed by the design and construction of 87 new affordable homes. The development will be comprised of 80 flats across 4 blocks and 7 townhouses. Ten of the homes will be adapted for residents with disabilities.

Jerram Falkus will also complete pre-construction work, works for the provision of and diversion of services, and all ancillary works. The scope of works also includes car parking for the development, substations and associated landscaping.

Works commenced on site in August 2022 and practical completion is expected to be achieved in March 2025.

