

**Job Title:** Pre-Construction Manager  
**Location:** Birmingham, UK

### Company Overview:

Estilo Interiors is a leading office refurbishment and fit-out company with a successful track record of delivering high-quality projects across the UK. With a turnover of £30 million plus, we specialise in creating innovative, functional, and aesthetically pleasing workspaces for our clients. We have a diverse portfolio of projects ranging from £50,000 to £15 million, and we are committed to excellence in every aspect of our work.

### Job Description:

We are seeking an accomplished Pre-Construction Manager to join our team, playing a pivotal role in orchestrating the pre-construction phase of our projects. As Pre-Construction Manager, your responsibilities extend beyond the initial planning, estimation, and bid phases. You will lead and guide the team through strategic project pitches and ensure that project vision aligns with client expectations.

### Key Responsibilities:

**Pre-Contracts Leadership:** Spearhead the pre-contracts phase, actively engaging in project cost estimation, tender submissions, and strategic project pitches. Your expertise will be instrumental in winning competitive bids and securing successful project initiation.

**Client Collaboration:** Collaborate closely with clients to understand their unique requirements and co-create tailored solutions that align seamlessly with their vision. Your strong client relationships will be instrumental in guiding project success.

**Design & Build Office Fit-Out Expertise:** Leverage your expertise in Design and Build (D&B) office fit-outs to lead and support the project team, ensuring that projects are delivered successfully within predefined parameters. Your guidance will facilitate the transformation of client vision into tangible results.

**Stakeholder Engagement:** Maintain robust and lasting relationships with clients, providing exceptional service throughout the project lifecycle. Your commitment to client satisfaction will help solidify our reputation for excellence.

**Value Engineering:** Identify opportunities for value engineering and innovation, enabling projects to remain cost-effective without compromising quality or exceeding client budgets.

**Risk Management:** Conduct thorough risk assessments and develop strategies to mitigate potential challenges during the pre-construction phase, safeguarding project success.

**Sustainable Practices:** Advocate for and implement sustainable and environmentally responsible practices during the pre-construction phase, aligning with industry best practices and client expectations.

**Project Feasibility:** Assess project feasibility by conducting thorough site evaluations, cost-benefit analyses, and due diligence, providing valuable insights for informed decision-making.

**Innovative Technologies:** Stay updated with the latest construction technologies and methodologies, integrating them into pre-construction processes to enhance efficiency and quality.

### Types of Projects:

- Projects encompassing a broad range of values, typically falling between £50k and £15m.
- Inclusive of both framework and non-framework projects.
- Encompasses a variety of work types, with a focus on the most likely categories such as commercial property refurbishment, office refurbishment, CAT A, Cat A + & Cat B office refurbishment, and commercial property projects.

**Qualifications:**

- Bachelor's degree in construction management, engineering, or a related field (preferred).
- Extensive experience in pre-construction management with a specialization in D&B office fit-outs and related projects.
- In-depth knowledge of construction methods, materials, and industry best practices.
- Proficiency in pre-construction and estimating software.
- Exceptional analytical and problem-solving skills.
- Outstanding communication and negotiation abilities.
- Strong leadership and team management capabilities.

**Benefits:**

- Private healthcare scheme after 6 Months probationary period
- Death in service cover 6 times annual salary after 6 Months probationary period.
- Statutory pension payment contributions
- 28 Days Holiday inclusive of bank holidays
- Hours 8.30 – 5.00 Monday – Thursday, 8.30 – 4.00 Friday Office Based
- Discretionary bonus subject to person and company performance

**How to Apply:**

If you are a highly skilled Pre-Construction Manager with a passion for delivering quality office refurbishment and fit-out solutions, we encourage you to apply. Please send your resume and a cover letter outlining your relevant experience to [info@estilointeriors.co.uk](mailto:info@estilointeriors.co.uk)

Estilo Interiors is an equal opportunity employer. We welcome applications from candidates of all backgrounds and experiences