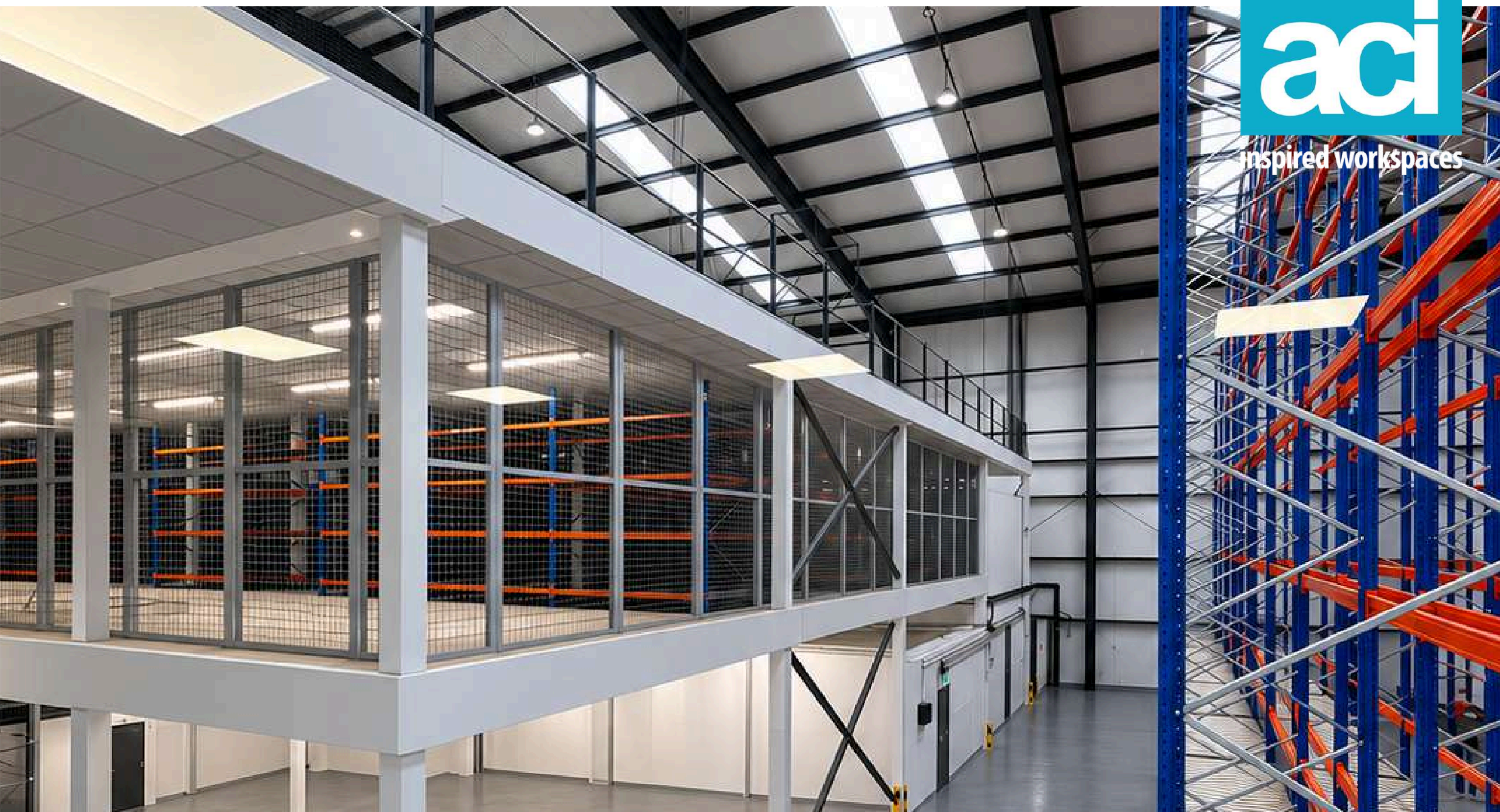




inspired workspaces



Dalziel Office Fit Out & Two-Tier Storage Mezzanine Installation



Constructionline
Gold Member



Accredited Contractor
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Timescale for Works

16 Weeks

Office Fit Out Size

Approx. 425m²

Storage Mezzanine Size

Approx. 631m²

Total Project Value

£725,000



PROJECT OVERVIEW

A dual-purpose fit out was delivered for Dalziel across both office and warehouse areas, combining a full-building interior refurbishment with mezzanine structures to unlock significant additional floor space.

The office works transformed the existing ground and first floors into a modern working environment, including a 90m² single mezzanine, open-plan offices, sales and transport offices and a flexible breakout space. New solid partitioning, glazed internal windows, oak-veneer doors and suspended ceilings were installed throughout, alongside new WC facilities, two fitted tea points and a fully plumbed canteen.

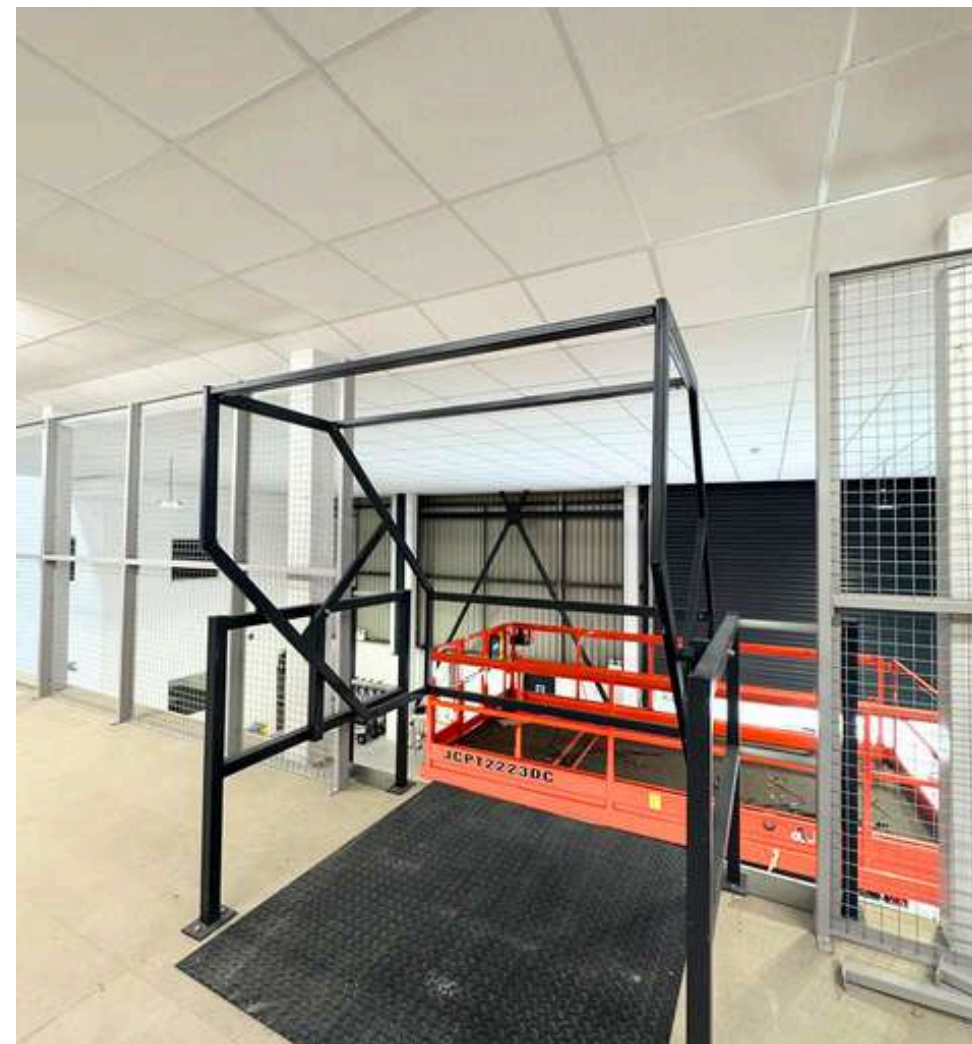
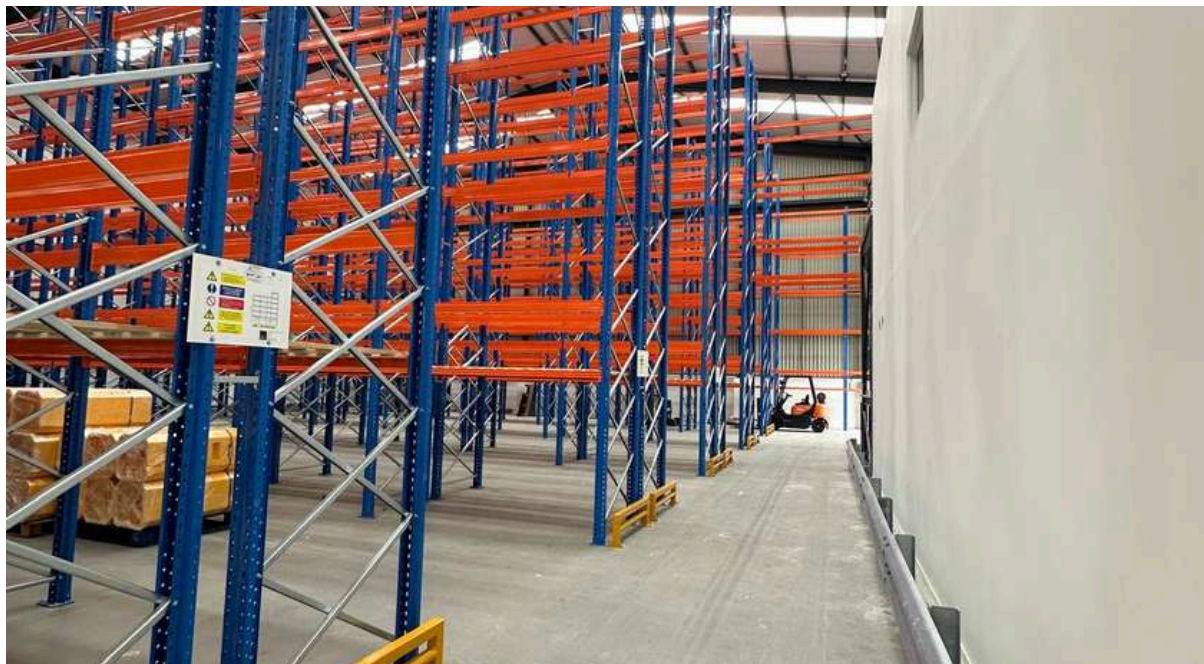


PROJECT OVERVIEW

Within the warehouse, a 631 m² two-tier storage mezzanine was designed and installed, with the lower tier rated between 4.0 and 4.80 kN/m² and the upper tier at 2.00 kN/m². The structure incorporated a Part K staircase tower, four up-and-over pallet gates and a fire-rated stair enclosure carried to second-floor level.

The scheme was completed with full mechanical and electrical works, including air conditioning, mechanical ventilation, LED and emergency lighting, CAT6 data cabling, new power throughout. We also installed commercial-grade carpet, LVT and barrier-matting flooring. All works were delivered under a single principal contractor package, with ACI taking on the Principal Designer and Principal Contractor roles.





PROJECT CHALLENGES

The project required two structurally independent mezzanines. One within a live office environment and one within an operational warehouse, all to be designed, engineered and installed under a single programme.

Extensive enabling works were needed before construction could begin, including the removal of an existing concrete staircase and in-fill using a beam-and-block system.



FURNITURE OVERVIEW

The completed installation delivered a cohesive and practical furniture package across the office spaces, combining flexible work settings, collaborative areas and focused individual workstations.

The scheme provides Dalziel with a professional, functional environment designed to support day-to-day operations.

