

# DENE AVENUE HEXHAM



RETIREMENT  
LIVING / CARE



**Sigmat complete new flagship McCarthy Stone**  
LGSF aids speed of build 2 weeks quicker than traditional methods.

The site of a new Retirement Living development in Hexham has become the first in the country for developers McCarthy Stone, to pilot the eco-friendly and modern method of construction.

Hewson Court on Dene Avenue, which saw the completion of its roof in February, has been built using Sigmat LGSF Solution.

Delivering 23 one-bedroom and 20 two-bedroom apartments, the development is expected to be completed in September 2021.

By embracing MMC, the team at McCarthy Stone were able to reduce the build time by two-weeks per floor. LGSF in particular provides a more sustainable method of construction to fast-track the delivery of much needed high-quality housing for the retirement community.



Thanks to our teams and the work of Sigmat the build at Hexham is tracking at two weeks per floor quicker than it ordinarily would, while maintaining the same consistent high quality.

“It’s a ground-breaking new technology that we are proud to have had the opportunity to pilot here in Hexham, which is a much-anticipated new development for the town that will bring with it many economic and societal benefits to the local area, and more housing choice for older people looking for the right solution for them in later life.

*Iain Fleming, Construction Director  
McCarthy Stone*



PROJECT: **DENE AVENUE**  
CLIENT: **MCCARTHY STONE**  
LOCATION: **HEXHAM**

**3,510M<sup>2</sup>**  
**LGSF GIFA**



RETIREMENT  
LIVING / CARE

**3,510**

M<sup>2</sup> OF DECKING  
INSTALLED

**3**

FLOORS



LINEAR METRES OF SIGMAT  
PANELS INSTALLED

**1,765**

**12**

WEEKS PROGRAMME

**160**

PLASTERBOARD  
PACKS

**4**

FLIGHTS OF STAIRS

407 M<sup>3</sup> OF CONCRETE



One of many benefits of the light gauge steel frame is it can be built off-site, in our Leeds Manufacturing Facility, improving efficiency and productivity. It has also been shown to improve energy efficiency cutting energy bills, compared with a traditional UK home, and be better for the local environment where a high proportion of its materials are recycled.

Mark Eburne, CEO of Sigmat commented “We are delighted to have completed our first project with McCarthy Stone in Hexham, and we anticipate more projects to commence within the following 12 months. The scheme at Hexham has demonstrated how light gauge steel framing offers a superior advantage in terms of speed, quality and sustainability. By partnering with McCarthy Stone we are committed to creating sustainable communities by providing quality superstructures, manufactured off-site at our Leeds manufacturing facility for the UK retirement market.”

Over the 12 week build programme, the Sigmat team installed 1,765 linear metres of LGSF panels across 3 floors, 3510m<sup>2</sup> of decking and installed 4 flights of stairs. Craning in 160 plasterboard packs to assist with ease of access and speed for follow on trades which in turn can reduce the overall build programme by up to 6 weeks.

Read more about McCarthy Stone:  
[www.mccarthyandstone.co.uk](http://www.mccarthyandstone.co.uk)