

COMPLETE PROPERTY DATA REPORT

Comprehensive Extraction & Analysis

162.01 48-49 GLOUCESTER SQUARE

Units	5
Leaseholders	5
Annual Budget	—
Compliance Assets	6
Contractors	6

Generated: 17 October 2025

BUILDING PROFILE & CHARACTERISTICS

Building Name	162.01 48-49 GLOUCESTER SQUARE
Address	—
Postcode	—
Number of Units	5
Number of Floors	1
Height	100.0m
Has Basement	Yes
BSA Status	Not HRB
Is HRB	No
Construction Type	effect and enforceability of the Agreement shall be governed by English Law, and the p artic

UNITS & LEASEHOLDERS

Unit	Leaseholder	Floor	Apportionment %
162-01-001	Ms H Boy	16	14.29%
162-01-001A	Michael Menaged	16	16.07%
162-01-002	Mrs Mei Ling Lee	16	33.55%
162-01-003	Mr P Gullestrup and Mrs H Gullestrup	16	19.18%
162-01-004	Mr S C Hopkins and Ms W L Hopkins	16	16.91%

COMPLIANCE ASSETS

Asset Type	Last Inspection	Next Due	Status
Fire Risk Assessment	2025-04-08	2026-04-08	Pass
Legionella Risk Assessment	2011-07-27	2013-07-27	Pass
EICR	2023-09-05	2028-09-05	Pass
Emergency Lighting Test	—	—	Pass
Lift LOLER Inspection	—	—	Advisories
Asbestos Survey	2023-04-19	2024-04-19	Advisories

CONTRACTORS & SERVICE PROVIDERS

Contractor	Services	Annual Value
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HESKETH STEEL FABRICATIONS LIMITED	fire	—
Ltd via Corin Underwriting Limited	general	—
Manchester Galvanizing Ltd	fire	—
Blenheim House Construction Ltd	cleaning	—
Details Product Name & Code Location of Installation		
Mundy Veneer Ltd	cleaning	—
Morrells Woodfinishes Ltd	cleaning	—

MAINTENANCE CONTRACTS

Contractor	Service	End Date	Status
HESKETH STEEL FABRICATIONS LIMITED	fire	—	Current
Ltd via Corin Underwriting Limited	general	—	Current
Manchester Galvanizing Ltd	fire	—	Current
HESKETH STEEL FABRICATIONS LIMITED	fire	—	Current
s and each contractor engaged to provide security	security	—	Current
s and each contractor engaged to provide cleaning	cleaning	—	Current
s and each contractor engaged to provide cleaning	cleaning	—	Current
shall provide in respect of the System the additional services	additional services	—	Current
reserve the right to withdraw at its sole discretion all services	security	—	Current
reserve the right to withdraw at its sole discretion all services	cleaning	—	Current
Blenheim House Construction Ltd	cleaning	—	Current
s			
Harbrine Limited	cleaning	—	Current
Details Product Name & Code Location of Installation			
Mundy Veneer Ltd	cleaning	—	Current
Morrells Woodfinishes Ltd	cleaning	—	Current

SERVICE CHARGE ACCOUNTS

Financial Year	Status	Total Expenditure
2024	Draft	£46,673

ASSET REGISTER

Asbestos

- Asbestos Survey (1x)

Electrical

- Electrical Panel (8x)
- Emergency Lighting (13x)

Emergency_Lighting

- Emergency Lighting Test (1x)

Fire_Safety

- Fire Alarm System (1x)
- Fire Doors (1x)
- Fire Extinguishers (1x)

Fire_Risk_Assessment

- Fire Risk Assessment (1x)

Facilities

- Car Park (1x)

Eicr

- EICR (1x)

General

- Gas Meter (1x)
- Sprinkler System (1x)

Mechanical

- Lift (1x)

Lift_Loler

- Lift LOLER Inspection (1x)