



SPEYHAWK LTD

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Preconstruction Manager

Description

Preconstruction Manager | Senior Estimator | Main Contractor | Super Prime Residential | London

Package up to £120,000 basic p/a, bonus, car allowance & full benefits package

We are seeking an exceptional Preconstruction Manager from an Estimating background to lead and elevate the front end of some of London's most technically demanding Super Prime Residential projects, with values typically between £10m to £100m+

From deep multi-level basements and complex structural works to retained façades, heritage refurbishments, and high-spec new builds, this is a role at the heart of architect-led, detail-driven construction.

The Role

As Preconstruction Manager, you will own and lead all pre-construction and estimation activities across negotiated, two-stage and competitive tenders.

You will:

- Define procurement, package and risk strategies aligned to complex project constraints
- Lead estimating, cost planning, prelims strategy and early programming
- Interrogate buildability, logistics and sequencing from day one
- Drive structured value engineering
- Act as the senior commercial and technical voice in client presentations and interviews
- Ensure disciplined, structured handover into delivery teams

The Ideal Candidate...

You will bring:

- Senior pre-construction leadership within a UK main contractor
- Proven experience delivering complex, high-end residential or similarly intricate schemes
- Strong commercial judgement balanced with real buildability insight
- Confidence leading client presentations and tender interviews
- The ability to operate decisively in a lean, entrepreneurial environment

- Boutique or mid-tier main contractors delivering architect-led project

What This Role Is Not

Hiring organization

Speyhawk Ltd

Employment Type

Full-time

Industry

Construction

Job Location

London, City of London, United Kingdom

Base Salary

£ 100000 - £ 120000

Date posted

12th February 2026

Valid through

22.03.2026

- A back-office estimating function
- A volume housing position
- A purely commercial role without technical depth
- A seat for someone uncomfortable owning risk

If you are motivated by technically demanding projects and early-stage strategic influence — and you want to shape some of London's most ambitious residential developments — this is a defining opportunity.

Please upload your CV below or in strict confidence quoting the reference: JP1016