
Creative Design & Construction Limited
It’s your dream
Let's build it right

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Corporate Synopsis

Creative Design & Construction Limited is a leading construction company in the United Kingdom, delivering excellence for years through innovation, reliability, and superior craftsmanship.

We are excellent in project planning, design coordination, general contracting, and construction management. By leveraging modern construction techniques, skilled workforce expertise, and innovative technologies, we ensure efficiency, cost effectiveness, and superior project outcomes. We operate with a client centric approach, focusing on understanding unique project requirements and delivering tailored solutions. Our portfolio demonstrates a consistent track record of successful projects, ranging from small scale developments to large, complex constructions.

Safety and compliance remain at the heart of our operations. We strictly adhere to all regulatory requirements and implement robust health and safety practices to protect our workforce, clients, and stakeholders. We aim to expand our market presence, adopt sustainable construction practices, and integrate advanced technologies such as digital project management tools and eco-friendly materials. Our long term vision is to become a trusted leader in the construction industry, known for reliability, innovation, and quality.



Defining Tomorrow

Transforming Visions into Reality is at the heart of our mission. We aim to build high-quality Co Living spaces that foster community and connection. More than just building beautiful spaces, we offer a complete and collaborative construction experience.

Our goal is to capture the essence of bringing people together in vibrant and welcoming environments. From initial concept to completion, we ensure a seamless process that meets the highest standards.

CDC's mission is to shape a better future through innovation, sustainability, and exceptional craftsmanship. Every project is approached with professionalism and commitment, delivering outstanding results for both our clients and the communities we serve.



Director's Message

When I founded Creative Design & Construction, I had a singular conviction: that quality construction and genuine client care should never be a compromise, they should be the standard.

What began as a focused building practice in London has grown, over the past eight years, into one of the Britain's most trusted construction firms, delivering over 250+ completed projects across residential and commercial sectors, from loft conversions in east london to major commercial build projects across the United Kingdom, Each project, regardless of scale, has carried the same commitment to precision, craftsmanship, and integrity that defined our very first build.

The construction industry is built on trust. When a client hands us the keys to their vision their home, their business, their future — they are placing something deeply personal in our hands. I take that responsibility seriously, and so does every member of the CDC team. It is why we maintain a 99% client satisfaction rate, complete 100% of our projects on time, and stand behind our work with up to a 10-year structural warranty.

At CDC, we do not simply construct buildings. We create spaces where families grow, businesses thrive, and communities flourish. Our approach combines innovative architectural design with sustainable practices and the highest quality materials because we believe that how a space is built is just as important as how it looks when finished. Looking ahead, our ambition remains as strong as ever. We will continue to invest in our people, expand our capabilities, and raise the benchmark for what excellence in UK construction looks like. Whether you are a homeowner dreaming of a loft conversion or a commercial developer seeking a trusted build partner, our promise to you is the same: your vision is our mission, and we will not rest until it is delivered beyond your expectations. Thank you for trusting CDC with what matters most.

Sadequl alam

Md Sadequl Alam

Director

Creative Design & Construction Limited

A message from our CEO

In every structure we build, there is a story, a family's dream realised, a business's ambition made tangible, a community's future shaped in brick, steel, and glass. Creative Design & Construction, that story is at the heart of everything we do.
Since our establishment, CDC has grown from a focused construction practice in London into one of the UK's most trusted and respected building companies. Today, with over 150 completed projects, a team of more than 400 skilled brain. we operate with the capability of a major firm and the care of a company that still treats every client as its most important one.

Our journey has not simply been about growth in numbers. It has been about growth in responsibility. Responsibility to our clients, who place their most important investments in our hands. Responsibility to our workforce, who bring extraordinary skill and dedication to every site. And responsibility to the communities we build within — to ensure that what we create adds lasting value, not just to a building, but to the streets and neighbourhoods around it.
The construction landscape in the UK is changing rapidly. Sustainability, innovation, and intelligent design are no longer aspirational extras — they are the baseline expectation of a discerning client. I am proud to say that CDC has always understood this. Our commitment to eco-friendly materials, energy-efficient solutions, and sustainable construction practices is not a response to industry trends — it is a reflection of what we have always believed: that building well means building responsibly.

We are investing in our people, in our processes, and in our capabilities — so that the next projects are even more ambitious, even more impactful, and even more reflective of the standard our clients deserve.

Dullah

Mohammad Bhuiyan

Chief Executive Officer

Creative Design & Construction Limited

Our Values


Expertise
Responsiveness
Integrity
Professionalism
Commitment
Collaboration



Expertise

An in depth understanding of the london construction industry across a wide range of project types and sectors

Responsiveness

Quickly adapting to changing circumstances

Commitment

Going the extra mile for our clients

Professionalism

Always striving to provide the best quality service

Collaboration

Working together with our clients to undersyand their requirements

Integrity

Consistently honest ethical and genuine



Meet the minds

400+

we have assembled a world class collective of experts from different disciplines. We possess a dedicated team of visionary architects, meticulous engineers, competent project team, and master craftsmen who work in perfect harmony to bring every project to life. By integrating creative design with technical construction expertise under one roof, we ensure that every detail from the initial sketch to the final structural beam is executed with unwavering precision and care.

Our professionals are not just builders; they are problem solvers and innovators committed to delivering superior quality, maintaining transparent communication and ensuring that your unique vision is realised on time and beyond expectations.

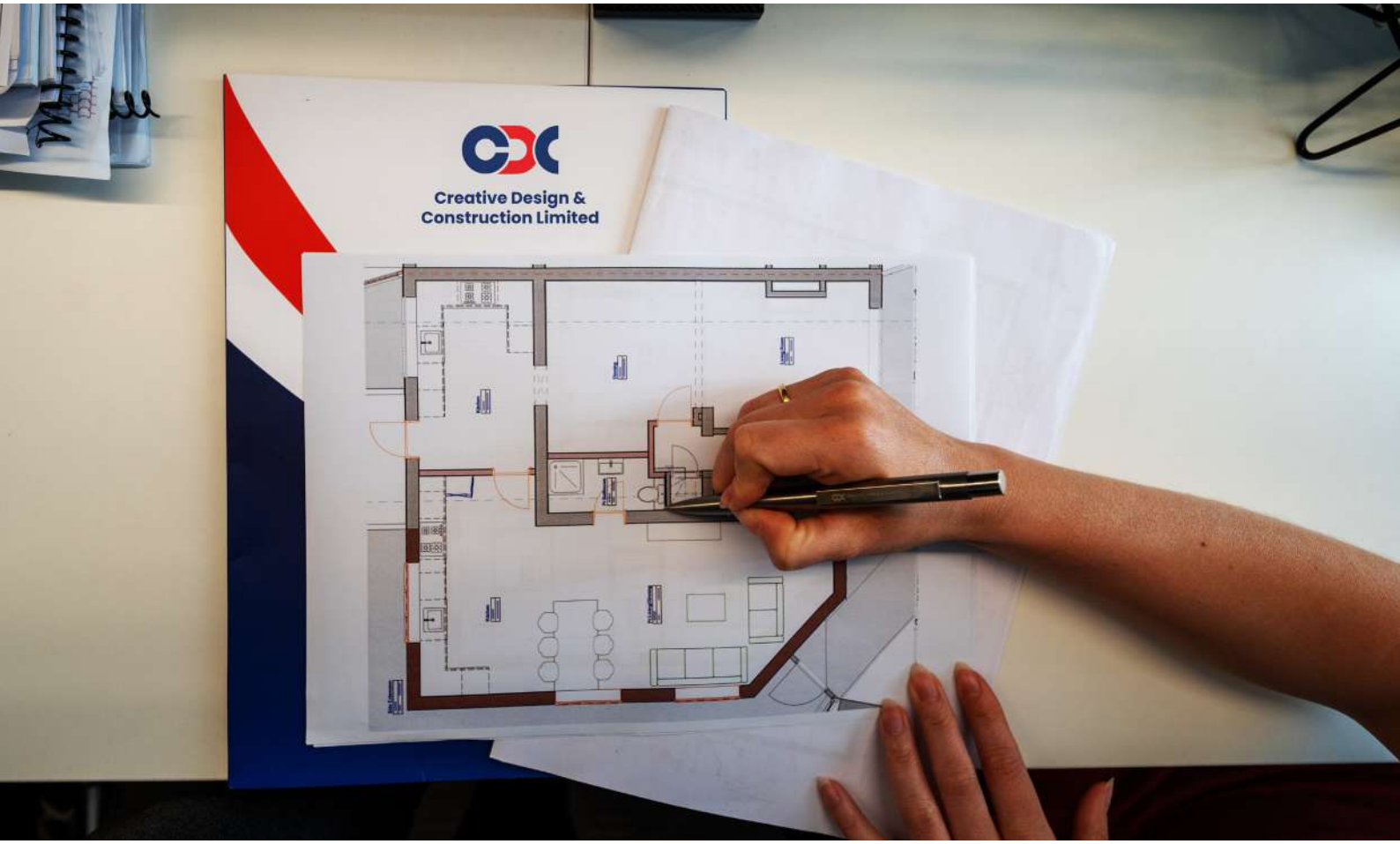








The Art of Construction



Elevating Spaces

with

British Architectural Excellence.



Inspire

Think

Innovate





Precision

Vision





Crafting Timeless Architecture.

Built with Strength.
Delivered with Excellence.






ANDREW
AURPON




CDC
CREATIVE DESIGN &
CONSTRUCTION LIMITED
020 8004 3327

LEADERSHIP

SETTING THE
BENCHMARK FOR

BRITISH BUILD QUALITY

"Built by
DISCIPLINE,
driven by
PURPOSE."



"Excellence defines how we work and what we deliver."

2026

Director

SADEQUL ALAM

Creative Design & Construction Limited


Emdad Hossain











Our Business Entities

Built for Every Dimension



CDC is a diversified organization comprising eight entities, purpose built to achieve full backward integration across the construction industry and property sector.

Property Development

CDC Property Development Ltd is the dedicated property development arm of CDC, focused on creating exceptional residential, commercial, and mixed use developments across Britain. With expertise spanning acquisition, planning, construction, refurbishment, and asset enhancement, the company delivers end to end development solutions that unlock the full potential of land and property assets.

Guided by a commitment to quality, sustainability, and innovation, CDC Property Development creates vibrant communities and high performing developments that generate lasting value for investors, businesses, and residents alike.



www.cdcdevelopment.co.uk 020 8004 3327

Lomash Wood

Lomash Wood Limited is CDC's dedicated British made bespoke kitchen and bedroom design, manufacturing and installation company.

www.lomashwood.com **020 8434 7800**











Visit Our Factory: Unit 3B, Tonbridge Works, Tonbridge Rd, Harold Hill Romford RM3 8TS

Lomash Wood bespoke designs, innovation and craftmanship are

MADE IN BRITAIN



Bespoke Kitchen

- Modern Kitchen
- Shaker Kitchen
- Smart Kitchen
- Accessible kitchen
- Handleless Kitchen
- Shape Kitchen
- Traditional Kitchen
- Breakfast Counter





Book Free Consultation or Visit Our Showroom

www.lomashwood.com



INTERIOR
STUDIO

CRAFTING SPACES
CREATING STORIES



020 8434 7878

interiorstudioltd.com

Interior Studio Ltd is a CDC's luxury interior design entity, delivering bespoke residential and commercial interiors across Britain.

Interior Studio was established to bring the CDC's construction excellence into the realm of aesthetic refinement, ensuring that every space CDC builds is finished to the same Ironclad standard at which it is constructed.

INTERIOR STUDIO



RESIDENTIAL INTERIOR

Making your space more functional with our tailored and aesthetic service. We balance architectural layout, lifestyle and energy efficiency.



COMMERCIAL FIT OUT

With our unparalleled experience in commercial fit out, we focus brand aligned space for business to represent company compassion



RENOVATION OUTLINE

Revitalise your property by updating layouts and function with our comprehensive tailored guideline.



SPACE PLANNING

Our design and prudent harmonization will ensure proper utilization of your space to reflect architectural design, effectiveness and functionality.



FURNITURE SELECTION

Aggregate your style and space with our shepherd furniture selection. We recommend and connect furniture based on trends, lifestyle and property type.



DECOR ACQUIRING

Enhancing the beauty of your property with stylish and cohesive décor. We source durable, easy to maintain and sustainable décor by maintaining consistent colour or theme.



LIGHTING DESIGN

We integrate smart, sustainable and efficient lighting system to make the property more functional.



MEDIA WALL

Captivating focal point with our tailored design to redefine your living experience.



HOME OFFICES

Our fitted home offices are designed and crafted considering productivity, style and space.

020 8434 7878

595A Cranbrook Road,
Gants Hill,Ilford IG2 6JZ

interiorstudioltd.com

CDC PROPERTY
Management Ltd

CDC Property Management Ltd is a property letting, buying, selling, and management entity of CDC, serving landlords, tenants, and buyers across the United Kingdom.

Powered by a smart, real time digital platform, CDC Property Management gives clients seamless access to everything they need in one secure place, from tenancy agreements and document signing to rent tracking, payment history, property listings, and live offer updates.



SEARCH FOR YOUR NEXT HOME

Your next property move starts here. Buy, Sales, lettings and full property management. We are dedicated to helping you find, secure and grow your property goals.

Choose Us Because

- Sell your properties in 90 days.
- Maximise your property rent.
- 24/7 maintenance service.
- Guaranteed rent.
- Complete Property Management Solution.
- Smart Buying Decisions Guided by Experts.

Managing
56+ PROPERTIES
across London and growing.

SERVICES WE PROVIDE

Buy
Tailored services throughout the property acquisition process.

Sell
Performing robust marketing strategy to reach the right buyers.

Lettings
Comprehensive Residential & Commercial Letting Solutions.

HMO
Multiple occupancy housing for professionals.

Management
Wide range of comprehensive solutions for property management.

Phone: +44 20 8434 7887
WhatsApp: 07946477696
contact@cdcproperty.management
www.cdcproperty.management
595A Cranbrook Rd, Gants Hill, Ilford IG2 6JZ, UK

CDC WASTE MANAGEMENT LIMITED

CDC Waste Management
Turning Waste into Wellness

A greener future requires responsible action today. CDC Waste Management Ltd is working to deliver on CDC's strict sustainability and recycling goals.

CDC Waste Management provides our commercial and domestic clients with total peace of mind. From site remediation to efficient waste clearance, we take the hassle out of disposal. Our partners trust us for tailored environmental solutions that protect their projects, people, and the planet.



- Eco Friendly
- Responsible
- Durability
- Biodiversity
- Regeneration



www.cdcwaste.management



ESA
EUROPEAN
SKILL ACADEMY

www.europeanskillacademy.co.uk

European Skill Academy is the CDC's dedicated training and professional development entity.

It has been established to empower the next generation of Project Planning, Construction, Electrical, Plumbing, Construction Site Safety Essentials (CSCS Preparation), Retrofit, and Insulation Installer Training, and technical professionals across the United Kingdom.

The platform is in the process of securing industry accredited courses designed to equip learners with the practical skills, knowledge, and certifications that today's employers demand.

Building Skills, Building Futures

www.europeanskillacademy.co.uk 020 8434 7928

Discover a wide range of courses designed to help you achieve your learning goals

- ☑ Construction
- ☑ Green Energy
- ☑ Health Care
- ☑ Digital
- ☑ Cyber Security
- ☑ Business

CDC HOUSING

নির্মাণে নির্ভরতা

ডিজাইনে আধুনিকতা

Bringing European Standards Home to Bangladesh

www.cdchousing.com



CDC Housing,Ayub Height, House 25, Block -A,
Avenue Road, Basundhara R/A, Dhaka -1229, Bangladesh

STERLIX IT

Get The Best Business Experience.



Professional Service

Custom SaaS
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Web Design
There many variation of passages lorem ipsum words avaiable.

Digital Marketing
There many variation of passages lorem ipsum words avaiable.

Branding
There many variation of passages lorem ipsum words avaiable.

MVP Develop
There many variation of passages lorem ipsum words avaiable.

Maintenance
There many variation of passages lorem ipsum words avaiable.

WE ARE SOLUTION FOR BUSINESS

About Us

Sterlix IT is the CDC's dedicated digital growth and technology entity, a strategy-first agency that combines brand design, web engineering, digital marketing, and custom software development under a single integrated partnership model.

Built for ambitious businesses that demand measurable results, Sterlix IT transforms digital presence into a structured, performance-driven revenue engine.

Why Choose Us?

- We implement secure architectures and best-practice governance.
- Continuous measurement ensure your digital systems evolve with your business.
- Every engagement starts with goals, ICP mapping, and measurable KPIs.

595A, Cranbrook Road, Gants Hill, Ilford, IG2 6JZ
020 8004 3327
hello@sterlixit.co.uk
www.sterlixit.co.uk

Evolution & Milestones

2018

CDC Building Excellence

2023

The Beginning of CDC Property Management LTD

Founded CDC Waste Management Limited

2024

Ultimate Business Networking & Excellence Award, For Excellent Design & Construction firm.



Commenced Operations Interior Studio Limited

2024

400+ Workforce



2022

CDC Property Development

Commercial Refurbishment Projects at Canary Wharf.

2024

Strategic Acquisition of Lomash Wood Limited

Bespoke Manufacturing Facility Established: East London

Listed Building Project : Bridgewater House, Manchester

Large Scale Office Fit Out – Harbour Exchange, Canary Wharf

Project Completed at Bridge House, Stratford

Commercial Project – One City Park, Leeds

2025

Launched - European Skill Academy

BREEAM Excellent Rated Project – Regent House, Leeds



150+ Projects Milestone



2025 - 2026

Founded - Sterlix IT



Global Expansion - CommencedOperations CDC Housing: Bangladesh



Industry Accreditations

SafeContractor APPROVED

CONSIDERATE CONSTRUCTORS SCHEME

Assessed by a SSIP member scheme — SSIP — For validation please see www.ssipportal.org.uk

veriforce CHAS Accredited Contractor

Est. 1941 FEDERATION OF MASTER BUILDERS fmb.org.uk

TRUSTMARK Government Endorsed Quality

BREEAM EXCELLENT

*Project Regent House, Leeds

The Institute of Fire Safety Managers IFSM

RIBA Royal Institute of British Architects

ISO 9001:2015

*In Progress

ISO ISO14001

*In Progress

CDC operates to the highest standards of quality, safety and environmental responsibility. Each project is individually registered under the Considerate Constructors Scheme, reflecting our commitment to responsible site management and community engagement.

CDC holds SSIP (Safety Schemes in Procurement) accreditation and is registered with CHAS, SafeContractor, the Federation of Master Builders and TrustMark — demonstrating our adherence to rigorous health, safety, and industry best-practice standards.

Most recently, CDC delivered a commercial project achieving a BREEAM Excellent rating, underscoring our capability to meet exceptional sustainability benchmarks. ISO 9001 (Quality Management) and ISO 14001 (Environmental Management) certifications are currently in progress, further strengthening our commitment to operational excellence.

Core Impact Strategy

Our ESG strategy reflects our long term commitment to building more than structures. We are dedicated to creating lasting value for people, communities and the environment. At Creative Design And Construction Limited, we are committed to delivering high quality developments while protecting the environment, supporting people, and upholding the highest standards of governance.

Our approach to ESG shapes the way we operate, guiding our decisions across every stage of development and reinforcing our ambition to create exceptional spaces, strengthen communities, and build a more sustainable future.

By embedding sustainability, responsibility and accountability into the heart of our business, we are building an organisation that is resilient, trusted, and prepared for the bright tomorrow.



Our ESG Framework

Social

Social Value
Employee Wellbeing & Mental Health
Our Commitment to Site Safety
Education to Employment
Business Support and Mentoring
Community And Connectivity.
Safe and Healthy Lifestyle.
Addressing Homelessness.

Environment

The Zero Carbon Home Goal.
Sustainable Resource Management.
The Path to Net Positive
BREEAM Excellent.

Governance

People and Culture.
Diversity, Equity and Inclusion.
Future Proofing.
Next Generation of Architects.



Environment

A.Green Blueprint, Better Planet

We are committed to reducing the environmental impact of our operations and the projects we undertake.

Our environmental priorities include improving resource efficiency, reducing waste, supporting low carbon construction methods and promoting the use of sustainable and energy efficient materials wherever practical.

Our public company materials already emphasise sustainable construction, eco friendly materials, and energy efficient solutions, which form the basis of this strategy.





Our environmental strategy focuses on:

- reducing construction waste through better planning, reuse and responsible disposal.
- encouraging sustainable procurement and supplier selection.
- Improving energy and water efficiency on sites and in complete buildings.
- Increasing the use of modern design tools, including BIM and digital coordination, to reduce rework and material loss.
- Developing a clearer internal measurement framework for carbon, waste, and project level environmental performance.

1. The Zero Carbon Home Goal

The Zero Carbon Home Goal reflects our commitment to creating homes that are designed for the future: efficient to run, resilient in performance and aligned with the transition to a lower carbon built environment. We believe that great homes should do more than meet today's standards; they should anticipate tomorrow's expectations by combining strong building fabric, low carbon heating, better ventilation and smarter energy use. Our approach supports the wider direction of UK building policy, which increasingly prioritises energy efficiency, lower operational emissions, improved comfort, and homes that are ready for a net zero future.

We are focused on:

- Designing homes with high performance building fabric to reduce heat loss and improve energy efficiency.
- Encouraging sustainable procurement and supplier selection.
- Improving energy and water efficiency on sites and in completed buildings.
- Increasing the use of modern design tools, including BIM and digital coordination to reduce rework and material loss.
- Developing a clearer internal measurement framework for carbon, waste, and project level environmental performance.
- Reducing operational carbon by encouraging energy efficient design, smart building services, and renewable ready specifications.
- Creating homes that are more comfortable, healthier to live in, and less expensive to operate over the long term.
- Aligning our delivery approach with the direction of future UK housing standards and sustainable construction practices.
- Helping ensure that the homes we build are not only compliant, but also future ready, practical, and environmentally responsible.





CDC's Commitment

United Kingdom
Net zero target for 2050

CDC is committed to helps United Kingdom net zero target for 2050. We are dedicated to follow "zero-carbon ready" proposed standards for future homes including national home specifications:

- Roof U-value: 0.11 W/m²K
- External wall U-value: 0.18 W/m²K
- Floor U-value: 0.13 W/m²K
- Window U-value: 1.2 W/m²K
- Door U-value: 1.0 W/m²K

Source:

HM Government

Ministry of Housing, Communities & Local Government

UK Parliament



2. Sustainable Resource Management

Through Sustainable Resource Management, Creative Design & Construction Limited seeks to reduce waste, improve efficiency, and support the delivery of high quality buildings that use materials, energy, and natural resources more responsibly throughout the project lifecycle.

Our approach is grounded in a simple principle: better resource decisions create better buildings. By reducing waste, improving efficiency, and encouraging smarter specification choices, we aim to lower environmental impact while also improving build quality, cost control, and long term value.

This supports the wider direction of UK building policy, which is increasingly focused on high performing buildings, lower carbon emissions, and more efficient use of resources across design and delivery.



3. The Path to Net Positive

The Path to Net Positive reflects our ambition to go beyond simply reducing harm and move toward creating a more positive environmental impact through the way we design, build, and operate.

We recognise that the construction industry plays a significant role in carbon emissions, material consumption, and waste generation, and with that comes a clear responsibility to improve how projects are delivered.

Our approach is focused on reducing environmental impacts at every stage of the project lifecycle, from early design and material selection to construction methods, energy performance, waste management, and long-term building efficiency. By taking practical steps to lower emissions, improve resource use, and support more sustainable development, we aim to contribute to a built environment that is more resilient, efficient, and environmentally responsible.

Our priorities include:

- Reducing carbon emissions through better design, specification, and construction planning.
- Improving energy efficiency in the homes and buildings we deliver.
- Supporting low carbon and future-ready construction methods.
- Increasing the use of modern design tools, including BIM and digital coordination to reduce rework and material loss.
- Reducing waste through better procurement, reuse, and responsible disposal.
- Using materials more efficiently and encouraging sustainable sourcing.
- Improving water and energy management across our sites and operations.
- Strengthening environmental awareness and responsibility across our teams and supply chain.
- Embedding sustainability into decision making so environmental performance becomes part of everyday delivery.



Environment

4. Environmental Commitment & BREEAM Certification

Creative Design & Construction Limited's environmental responsibility is embedded in everything we do from how we design and deliver our spaces to how we manage and occupy them day to day.

BREEAM Excellent - Certified Rating of 76.4%

Our project at Regent House, Queen Street, Leeds has achieved a BREEAM Excellent rating of 76.4% under the BREEAM UK Refurbishment and Fit-Out 2014 scheme (Certificate No. BREEAM-0129-8231/01), independently certified by BRE Global Limited and assessed by Element Sustainability Ltd.

This places us firmly within the top 10% of UK refurbishment and fit-out projects, a benchmark recognised across the industry as representing genuine best practice.

The assessment was carried out across a 1,512 m² floor area under Part 4: Interior Design, covering the full scope of our interior fit out works and evaluated against rigorous environmental performance criteria.

Our Commitment Going Forward

Achieving a BREEAM Excellent rating is not an end point , it is a framework that informs how we continue to operate and improve. We are committed to maintaining the environmental standards set during our fit-out and to embedding sustainability thinking across our wider business operations.

The BREEAM process is built on third party certification, meaning our rating is not self declared, it has been independently verified and certified by BRE Global Limited in accordance with Scheme Document SD123. This gives clients, partners and stakeholders confidence that our environmental commitments are credible, auditable and meaningful.

Architect: Creative Design & Construction Limited



BREEAM®
EXCELLENT

B.Delivering Positive Social Impact

Creative Design and Construction Limited's social responsibility begins with people. We believe that construction should do more than deliver buildings; it should improve lives, strengthen communities, create opportunities and support long-term wellbeing.

Our Social strategy is focused on generating meaningful value for the people who live in the homes we build, the communities in which we operate, the individuals we employ and the partners work alongside.

By placing people at the centre of our decisions, we aim to create developments that are inclusive, supportive, and beneficial far beyond the completion of a project.



Social

1. Social Value

Creating social value is a core part of how we define success. We aim to ensure that every project contributes positively to society by supporting local communities, creating employment opportunities, strengthening local economies, and improving quality of life. Our developments are designed not only to meet practical needs, but also to create places where people feel connected, secure, and proud to live. Through thoughtful planning, responsible delivery, and community focused outcomes, we seek to leave a positive and lasting legacy in every area where we work.



Creating quality homes and spaces that enhance everyday living.



Supporting local employment and economic participation.



Encouraging inclusive and community focused development.



Contributing to neighbourhood improvement and long term wellbeing.



working in ways that are considerate, respectful, and locally responsive.



promoting environmental sustainability through responsible construction practices.

2. Employee Wellbeing & Mental Health

CDC maintains a comprehensive employee wellbeing and mental health programme across the organisation, recognising the disproportionate prevalence of mental health challenges within the British construction sector and the particular duty of care this places on construction employers.

CDC employees and workforce have access to a confidential Employee Assistance Programme (EAP) providing professional counselling services, financial wellbeing guidance, and mental health resources at no cost to the individual.

Mental health awareness is embedded within CDC's site induction and health and safety briefing processes, ensuring that all site personnel are made aware of available support from the commencement of every project.

CDC's management and supervisory personnel receive structured mental health awareness training, equipping them to identify indicators of psychological distress, facilitate supportive conversations, and facilitate appropriate referrals to professional support services. This training is reviewed and updated in line with current best practice guidance from Mind, the Mental Health Foundation, and the Lighthouse Construction Industry Charity.

The organization wellbeing programme is designed to address the full spectrum of factors that influence employee mental health - including occupational stress, financial pressure, relationship difficulties, and physical health - in recognition that workforce wellbeing is indivisible from workforce performance, safety, and retention.

Social

3. Our Commitment to Site Safety

CDC maintains a comprehensive site health and safety management system. across all construction operations. Site safety is the non-negotiable foundation upon which everything else we do is built. It the first line of discipline to care for our workforce. We believe that every person who steps onto a CDC site deserves to go home safe at the end of every working day.

Invest continuously in the systems, the training, the accreditations, and the culture that keep our people safe — because we understand that no project, however important, is worth a single preventable incident.

Our Verified Safety Standards

CDC's commitment to site safety is not self-declared. It is independently verified and formally recognised through a suite of industry-leading health and safety accreditations that govern how we operate on every site, across every project, in every sector we serve.

Safe Contractor Accreditation CDC holds SafeContractor accreditation — one of the UK's most widely recognised and respected health and safety assessment schemes. SafeContractor independently verifies that CDC's health and safety management systems, policies, procedures, and workforce competence meet the rigorous standards demanded by major clients, principal contractors, and public sector organisations. Our SafeContractor status is actively maintained and renewed, ensuring our safety credentials remain current and credible at all times.

SSIP - Safety Schemes in Procurement CDC is accredited under the Safety Schemes in Procurement (SSIP) framework — the umbrella standard that unites the UK's leading health and safety assessment schemes under a common set of core criteria. SSIP accreditation provides our clients and supply chain partners with independently assessed assurance that CDC's health and safety management meets the Core Criteria established by the Health and Safet Executive, reducing duplication of assessment and providing a single, trusted mark of safety competence.

CHAS - Contractors Health and Safety Assessment Scheme CDC holds CHAS accreditation — the original and most established health and safety pre-qualification scheme in the United Kingdom. CHAS independently assesses our compliance with health and safety law, our policies and procedures, our risk assessment and method statement capabilities, and our workforce training and competence standards. CHAS membership provides our clients with an additional, independently verified layer of assurance that CDC operates to the highest safety standards on every project we undertake.

FMB — Federation of Master Builders CDC is a proud member of the Federation of Master Builders — the UK's largest trade association for SME construction companies. FMB membership reflects CDC's commitment not only to safety but to the broader standards of quality, professionalism, and ethical practice that the FMB upholds across the industry. As an FMB member, CDC adheres to the FMB's Code of Practice and benefits from ongoing access to the technical guidance, training resources, and best practice support that keep our operations aligned with the highest professional standards.

Building Safety Act 2022 Compliance CDC operates in full compliance with the Building Safety Act 2022 — the most significant reform to building safety regulation in the United Kingdom in a generation. Our project teams are trained on the duties and obligations introduced by the Act, including the requirements of the Principal Designer and Principal Contractor roles for higher-risk buildings, the golden thread of building information, and the enhanced accountability structures that the Act places on all those involved in the design, construction, and management of buildings. CDC embraces the spirit as well as the letter of this landmark legislation — because the safety of the buildings we construct is a responsibility that extends far beyond the practical completion certificate.



Our Site Safety Framework

Beyond our accreditations, CDC operates a comprehensive site safety management framework that governs how safety is planned, implemented, monitored, and improved across all our construction activities.

Every CDC project begins with a detailed Construction Phase Plan and site specific risk assessment, prepared by our project management team and reviewed by our senior leadership before work commences. All site personnel undergo a structured site induction that covers the specific hazards, emergency procedures, and safety requirements of each individual project ensuring that no one steps onto a CDC site without a full understanding of how to work safely within it.

Daily toolbox talks, weekly site safety inspections, and regular independent audits maintain safety awareness and identify potential risks before they become incidents. Our site managers hold current SMSTS (Site Management Safety Training Scheme) certification, and all operatives hold valid CSCS cards appropriate to their trade and level of experience. Near miss reporting is actively encouraged across all CDC sites — because we understand that the most valuable safety data is the incident that almost happened, not the one that did.

Zero Tolerance, Zero Compromise.

CDC operates a zero tolerance policy on unsafe behaviour and unsafe conditions. Any practice that falls below our safety standards is stopped immediately, investigated thoroughly, and corrected before work resumes. This is not a bureaucratic response - it is a genuine reflection of our belief that there is no commercial pressure, programme deadline, or client expectation that justifies putting a person's safety at risk.

Our zero-harm ambition is not just about protecting our people from injury. It is about building a culture in which safety is so deeply embedded in how we think and work that unsafe behaviour becomes unthinkable - on every CDC site, every day.

Social

4. The Bridge to Opportunity

We recognise that the real estate industry has an important role to play in developing future talent and opening pathways into meaningful careers. Our commitment to education and employment is centred on helping individuals build skills, gain experience, and access professional opportunities within the sector. We aim to support this journey by encouraging training, apprenticeships, practical learning and early career development. By connecting education with employment, we can help address skills gaps, promote long term career growth, and create a stronger, more capable workforce for the future.



CDC is providing in person placements to give learners direct exposure to live construction projects, professional teams and real workplace practices.



Offering internship opportunities that give emerging talent valuable real world experience and a stronger foundation for future employment.



Providing T Level placements to help students gain practical industry exposure and develop job ready skills.

129+

Internship Opportunities Offered

89+

School Placement

37+

University Students



Social

5. Business Support and Mentoring

We recognise that the real estate industry has an important role to play in developing future talent and opening pathways into meaningful careers. Our commitment to education and employment is centred on helping individuals build skills, gain experience, and access professional opportunities within the sector. We aim to support this journey by encouraging training, apprenticeships, practical learning and early career development. By connecting education with employment, we can help address skills gaps, promote long term career growth, and create a stronger, more capable workforce for the future.

- Building long term and fair relationships with suppliers and subcontractors.
- Supporting smaller and local businesses through opportunity and collaboration.
- Encouraging knowledge sharing and practical mentoring.
- Promoting high standards in quality, safety, and professional conduct.
- Helping delivery partners grow through trust, communication, and consistency.







BRITISH BANGLADESHI CONSTRUCTION ASSOCIATION MEETUP 2026

Social

6. Creating Community Spirit

We believe successful developments should strengthen the social fabric of the communities around them. This means creating places that are not isolated, but connected physically, socially and economically. Our approach to community and connectivity focuses on designing and delivering developments that support accessibility, inclusion, local identity and social interaction.

We have also launched the **CDC Podcast** as a platform to amplify the voices of community leaders and share positive, meaningful conversations that inspire connection, awareness, and social progress. Through this initiative, we aim to promote constructive dialogue, celebrate local leadership and create a space where ideas, experiences, and community-driven solutions can be heard and valued. The podcast reflects our wider commitment to spreading positivity, strengthening community engagement, and supporting social impact beyond the built environment.













A glimpse of CDC Podcast Guest

Social

7. Safe and Healthy Lifestyle

Health, safety, and well being are fundamental to responsible business. We are thrilled to create environments that support safe and healthy lifestyles for residents, workers, and the wider community. This includes maintaining strong health and safety standards across our operations, while also considering how the homes and places we create can positively influence wellbeing. Good design, safe delivery, quality materials, and healthy environments all contribute to a better experience for the people who use our spaces every day.

- Maintaining a strong culture of health and safety across all projects.
- Supporting physical and mental well-being in the workplace.
- Delivering homes and spaces that promote comfort, safety and quality of life.
- Encouraging safe working practices among employees and supply chain partners.
- Creating environments that support healthier living and long term wellbeing.

8. Collective Action for Better Housing

We understand that housing is one of the most important social issues facing communities today. Access to safe, secure, and high-quality housing has a direct impact on stability, well-being, and opportunity. As a pioneer organization we recognise our responsibility to contribute positively to this challenge. Our work is guided by the belief that better housing can help support stronger families, healthier communities, and improved life outcomes. Through responsible development and a long-term view of social impact, we aim to play a constructive role in supporting housing needs and addressing wider issues linked to housing insecurity and homelessness.

Our contribution:

- Supporting the delivery of quality housing that meets community needs.
- Recognising the social importance of safe, secure, and sustainable homes.
- Contributing to places that provide dignity, stability, and belonging.
- Supporting development approaches that consider affordability, accessibility, and inclusion.



C. Governance Structure

CDC's governance framework is built on four foundational principles: transparency, accountability, compliance, Integrity and continuous improvement. Every decision made within the organisation from project procurement and supply chain selection to financial management and health and safety policy - is governed by clearly defined processes, documented standards, and senior leadership accountability.

Our Board level oversight ensures that governance is not delegated to a compliance team and forgotten. It is a live, active discipline that shapes how we operate, how we grow, and how we make decisions - at every level of the business and across all eight entities of CDC.

We are committed to full compliance with UK company law, Construction Industry regulations, HMRC requirements, and all relevant sector specific legislation - including the Building Safety Act 2022, the Health and Safety at Work Act, the Modern Slavery Act, and GDPR. Our governance structures are reviewed annually to ensure they remain aligned with the evolving legal and regulatory landscape in which we operate.

CDC's Governance Framework Principles



Transparency



Accountability



Compliance



Integrity



1. People and Culture

Behind every CDC project is a team of dedicated, skilled, and passionate people who bring it to life. Our people are not simply our greatest asset — they are the reason CDC exists, the reason our clients return, and the reason our reputation continues to grow.

Since our founding in 2018, CDC has cultivated a culture of integrity, excellence, collaboration, respect, and accountability. These are not values that live in a document; they are the behaviours we expect of ourselves and each other every single day. They shape how we communicate with clients, how we support our colleagues, how we manage our supply chain, and how we respond when things are difficult.

We invest heavily in our people in their training, their development, their wellbeing, and their career progression. From site-level apprentices taking their first steps in the construction industry to senior directors leading complex, multi-million pound projects, every member of the CDC team is valued, supported, and given the opportunity to grow.

Our people survey results consistently reflect a workforce that is proud of the company they work for, confident in the leadership above them, and deeply committed to the clients they serve. That pride and commitment are what drive the 99% satisfaction rate our clients experience, and it is what makes CDC the company it is.







2. Diversity, Equity and Inclusion (DE&I)

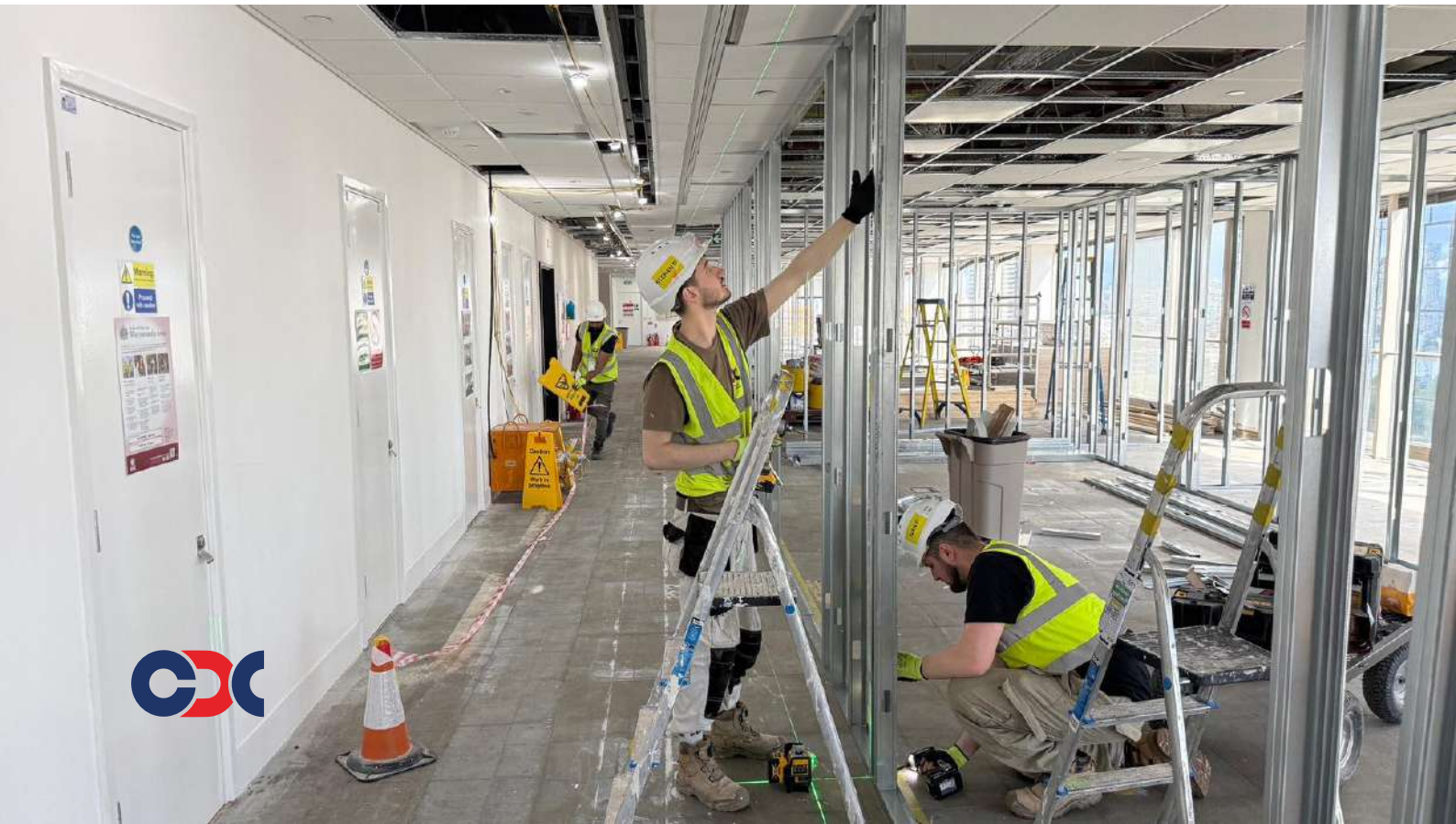
CDC believes that the strongest teams are built from the widest range of perspectives, experiences and backgrounds. Diversity, Equity, and Inclusion is not a policy we comply with; it is a value we genuinely hold and actively pursue, because we know that a more diverse CDC is a more innovative, more empathetic and more effective CDC.



Across our eight entities, we are committed to building workforces that reflect the rich diversity of the communities we serve in terms of gender, ethnicity, age, disability, faith, and socio economic background. We actively work to remove barriers to entry and progression at every level of our organisation, and we hold ourselves accountable to measurable DE&I targets that are reviewed at the most senior levels of the business.

In an industry that has historically lacked diversity, CDC sees both a responsibility and an opportunity. We partner with schools, colleges, and community organisations across London and beyond to inspire young people from all backgrounds to consider careers in construction, design, and property, and we provide structured pathways to make those careers accessible, rewarding, and sustainable.

Our commitment to equity means we do not simply open doors; we actively ensure that the conditions within our organisation allow every individual, regardless of background, to succeed on their own merits.



Governance

3. Future Proofing



The construction industry of tomorrow will look very different from the one we operate in today. Net zero carbon targets, evolving building regulations, advancing technologies, changing client expectations, and a rapidly transforming built environment will all reshape how we design, build, and maintain the spaces we create. At CDC, we are not waiting for that future to arrive; we are actively preparing for it, investing in it, and helping to define it.

Our future proofing strategy

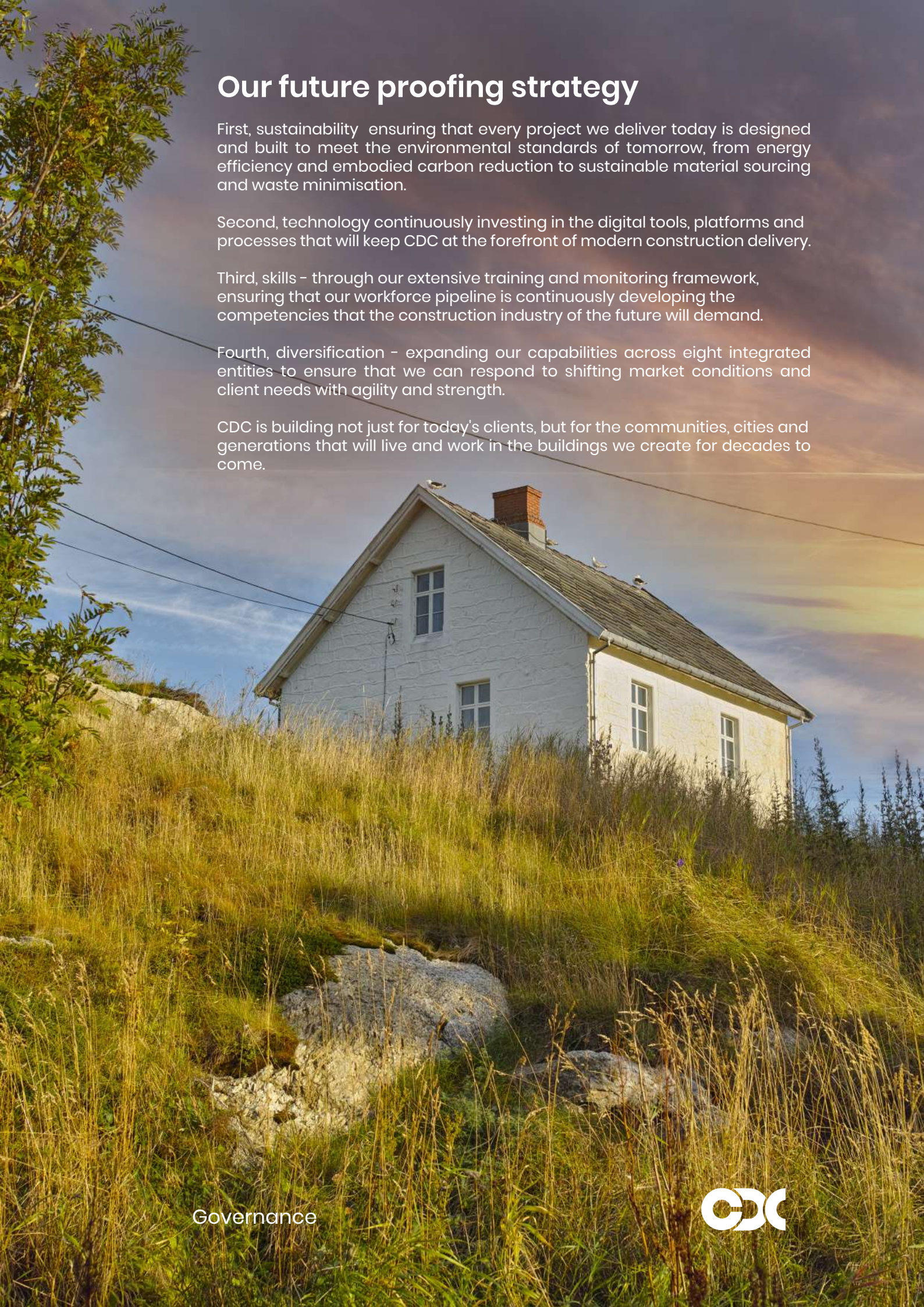
First, sustainability ensuring that every project we deliver today is designed and built to meet the environmental standards of tomorrow, from energy efficiency and embodied carbon reduction to sustainable material sourcing and waste minimisation.

Second, technology continuously investing in the digital tools, platforms and processes that will keep CDC at the forefront of modern construction delivery.

Third, skills - through our extensive training and monitoring framework, ensuring that our workforce pipeline is continuously developing the competencies that the construction industry of the future will demand.

Fourth, diversification - expanding our capabilities across eight integrated entities to ensure that we can respond to shifting market conditions and client needs with agility and strength.

CDC is building not just for today's clients, but for the communities, cities and generations that will live and work in the buildings we create for decades to come.



4. Next Generation of Architects

Every landmark building in history was conceived by a young mind with a bold idea. At CDC, we believe that the next generation of architects, designers, and built environment professionals are already out there and it is our responsibility to find them, inspire them, and give them the platform to shape the world.

Through our comprehensive internship program and our active engagement with schools, colleges, and universities across the UK, CDC is committed to nurturing the next generation of architectural and construction talent. We offer structured work experience placements, mentoring programmes, graduate pathways, and apprenticeship schemes that give aspiring architects and designers real, meaningful exposure to the built environment industry from the drawing board to the construction site.

CDC provides a home for emerging design talent, giving young designers the opportunity to work alongside experienced professionals on live commercial and residential projects of genuine scale and ambition. Our construction teams regularly host school visits, site tours, and careers events designed to inspire young people who have never considered a career in construction to see what is possible.

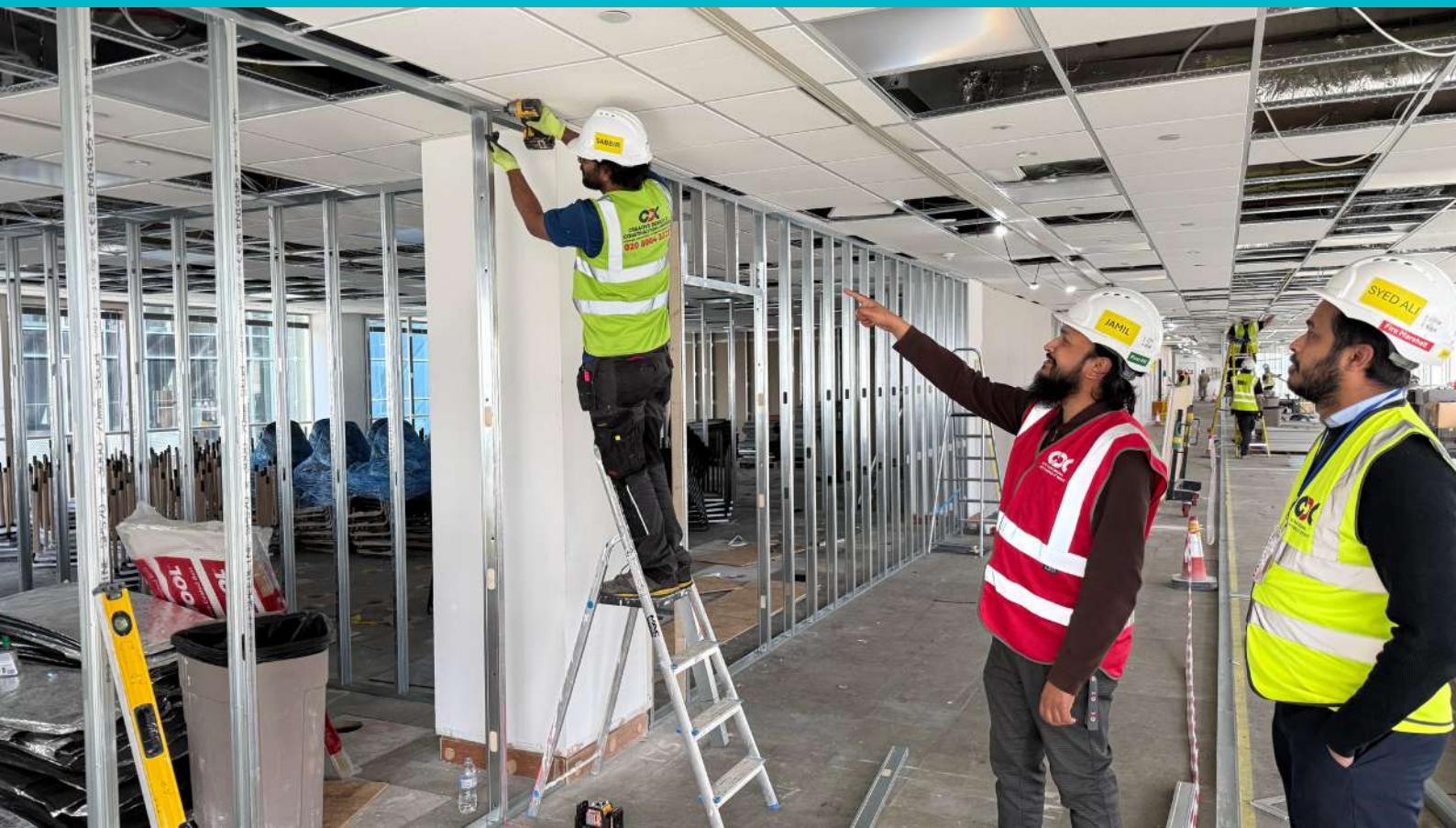
The buildings of 2040 will be designed by architects who are in classrooms today. At CDC, we are making sure they get every opportunity to fulfil their potential.



Quality Assurance

Our Commitment to Quality Great construction begins long before the first brick is laid, it begins with an uncompromising commitment to quality. It is embedded in every decision we make, every material we specify, every process we follow, and every project we deliver. From the first pre planning consultation to the final handover, our commitment to quality is absolute, consistent, and non negotiable.

We believe that true quality in construction is achieved not through inspection at the end of a project, but through the systems, standards, and culture that govern every stage of it. This philosophy underpins everything we do. And it is the reason why our clients return to us, our projects are completed on time, and our reputation continues to grow.





1. Quality Management System

CDC operates a fully integrated Quality Management System aligned with the internationally recognised standard, ensuring that every project, regardless of scale, sector, or complexity, is governed by a consistent, audited, and continuously improving framework of quality controls.

Our quality management system covers the full project lifecycle, from initial client consultation and design development through to procurement, construction, inspections, snagging and final client handover.

Every process is documented, every standard is measurable, and every deviation is captured, investigated and corrected, ensuring that lessons are learned and standards are continuously raised.

2. Health, Safety & Compliance

CDC holds a suite of industry accreditations that reflect our uncompromising approach to safety, quality and professional standards:

SafeContractor Accreditation demonstrating our commitment to health and safety excellence across all sites and operations

SSIP (Safety Schemes in Procurement) independently assessed compliance with UK health and safety legislation.

CHAS (Contractors Health and Safety Assessment Scheme) verifying our health and safety management standards.

FMB (Federation of Master Builders) membership confirming our commitment to quality craftsmanship and professional practice.



These accreditations are not simply badges on a wall. They represent ongoing, independently verified evidence that CDC's operations meet the highest standards demanded by the Britain construction industry.

3. Lines of Defence



CDC operates a rigorous multiple stage quality assurance model across all construction projects ensuring that quality is verified at every level before handover to the client.

CDC QA Audits

Site Teams

Our site managers and project teams are trained to uphold and enforce CDC's quality standards on a day to day basis. All works are inspected at key milestones against detailed quality inspection plans, with digital records maintained throughout the build programme.

Project Management & QA Audits

Our senior project managers and dedicated quality leads conduct independent site audits at critical stages of each project, reviewing compliance with specification, building regulations, and CDC's internal quality benchmarks. Any non conformances are formally logged, actioned, and re inspected before work proceeds.

Client Sign-Off & Handover

No project is handed over until a full client walkthrough and snagging process has been completed to the client's satisfaction. CDC operates a zero defect handover target, and our 98.7% client satisfaction rate reflects how consistently we achieve it.

Building Regulations & Compliance

All CDC projects are designed and constructed in full compliance with relevant Building Regulations, Building Safety Act and British & International standards, and industry good practices.

We maintain close working relationships with Building Control bodies, both local authority and approved inspector, to ensure that every CDC project receives all required regulatory sign-offs at the appropriate stages of construction.

Sustainable Quality

CDC recognises that quality in the 21st century must encompass not just what is built, but how responsibly it is built. We are committed to sourcing quality materials from ethical, sustainable supply chains; minimising construction waste through careful planning and site management; and specifying energy efficient, durable building solutions that deliver long term value to our clients and their communities.

Our quality standards apply equally to the sustainability credentials of our projects because a building that is beautifully constructed but environmentally irresponsible is not, by our definition, a quality building.

BREEAM® EXCELLENT

Our Quality Pledge

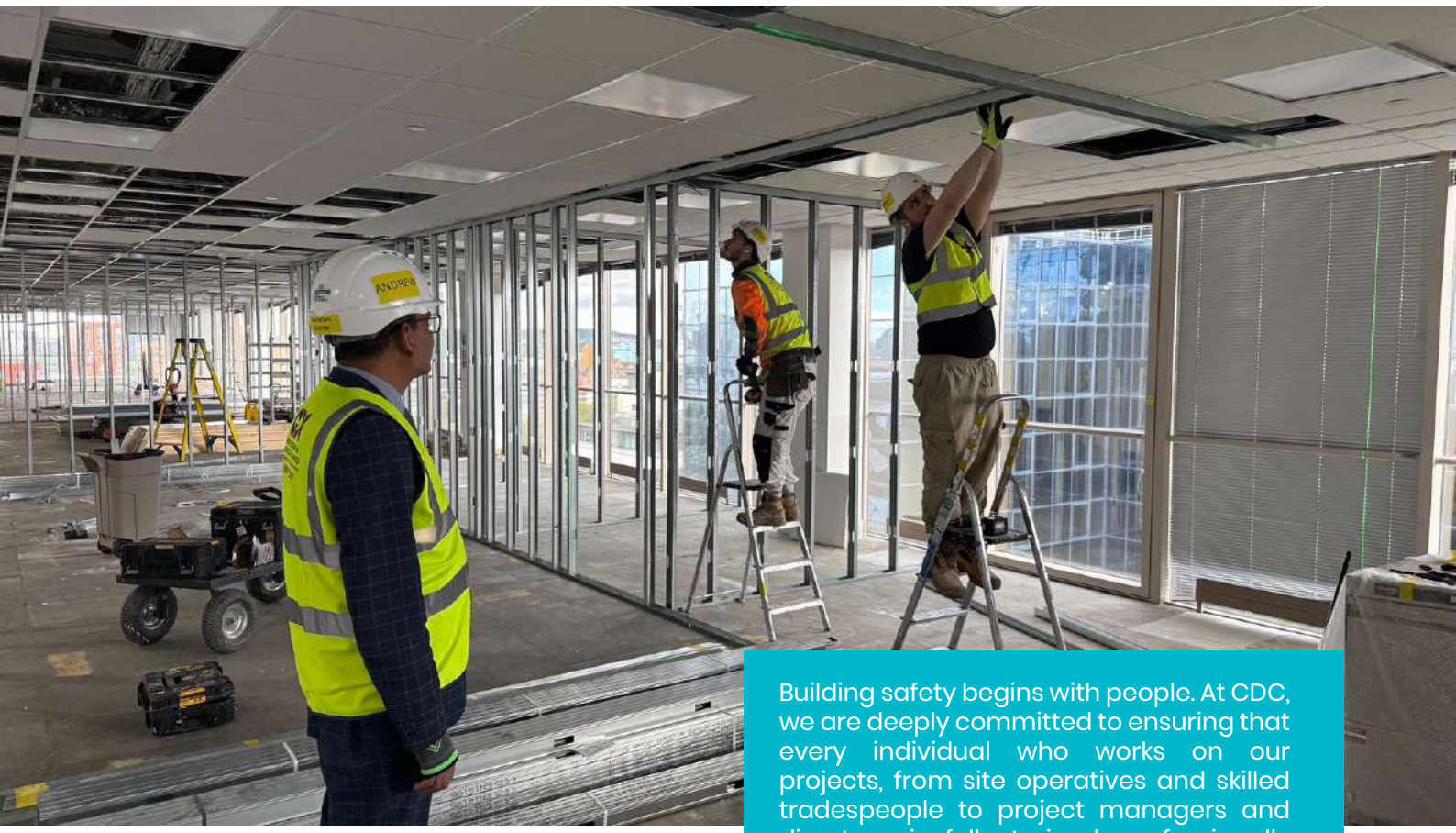
When you appoint CDC, you appoint a team that takes your project personally. We do not build to minimum standards, we build to the standard we would want for ourselves.

Our quality assurance systems exist not to satisfy a checklist, but to protect our clients, safeguard our reputation and ensure that every project we complete stands as a testament to what excellent construction looks like.

CDC QA Audits



4. Ensuring workforce competence in building safety.



Building safety begins with people. At CDC, we are deeply committed to ensuring that every individual who works on our projects, from site operatives and skilled tradespeople to project managers and directors, is fully trained, professionally certified, and equipped with the knowledge and confidence to uphold the highest standards of building safety.

All CDC personnel operate in full compliance with the Building Safety Act 2022, the most significant reform to building regulations in a generation. Our mandatory training programmes cover structural integrity, fire safety, health and safety legislation, CSCS card compliance, site specific safety inductions, and the evolving requirements of the golden thread of building information. We do not simply train our people to pass assessments.

We develop them to truly understand why safety standards exist so that every decision made on site reflects genuine competence, accountability and care.

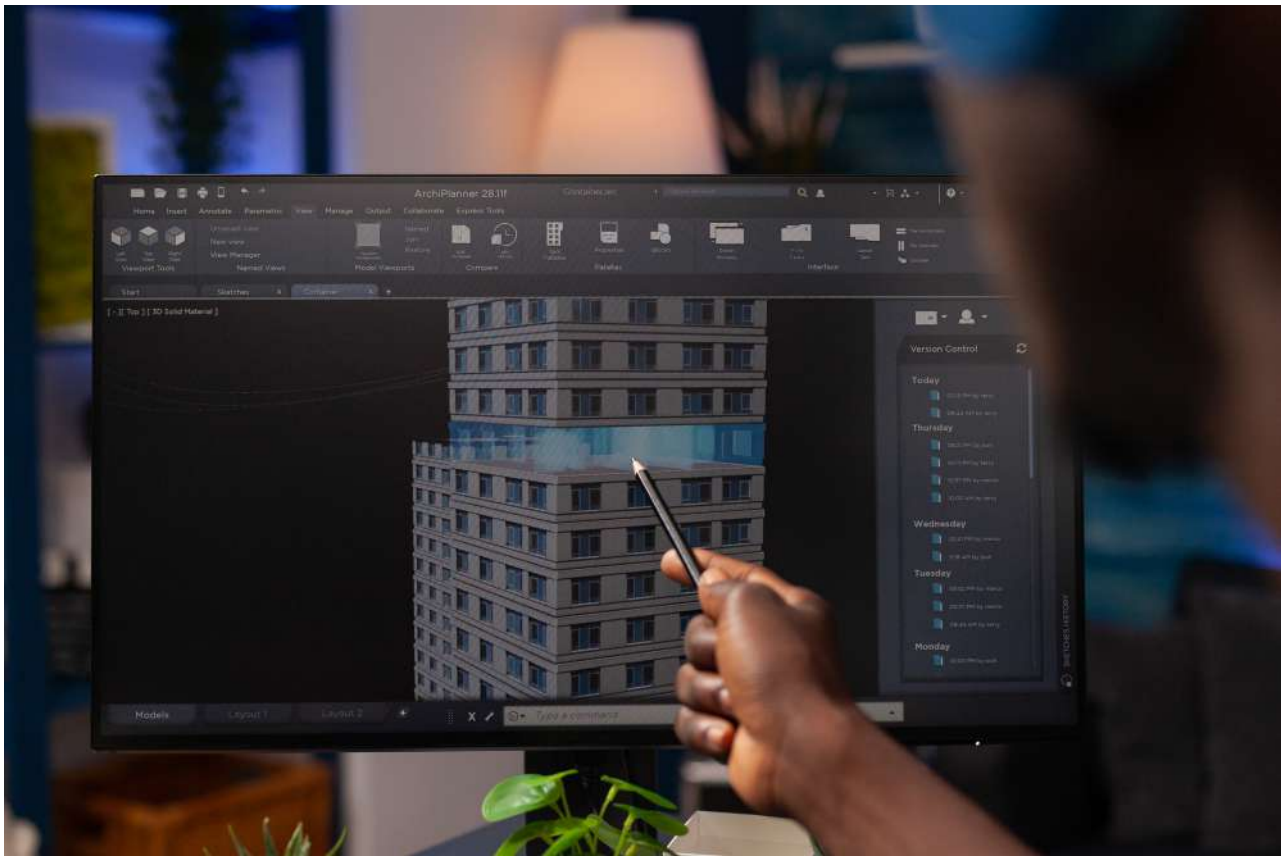
Our workforce development programme is further supported by our sister entity, European Skill Academy. By preparing our teams for accredited assessments in construction, electrical, plumbing, retrofit and site safety, ensuring that the CDC maintains a continuouslydeveloping pipeline of skilled, safety conscious professionals aligned with the highest industry standards.

5. Technological Advancement

CDC integrates a comprehensive suite of construction and project management technologies across all phases of its project delivery model.

We invest in the latest construction and project management technologies to improve precision, reduce risk, enhance collaboration, and deliver better outcomes for our clients.

Our technology infrastructure includes Building Information Modelling (BIM), which enables three dimensional project planning, design coordination, and real-time collaboration between architects, engineers, and construction teams, identifying and resolving potential conflicts before a single brick is laid. Digital project management platforms provide our clients with complete visibility of project progress, quality inspections, and programme performance in real time, ensuring transparency, accountability, and confidence at every stage.







Central data environment (CDE)

Creative Design & Construction Limited (CDC)'s Central Data Environment (CDE), Sharepoints, provides a single, controlled digital platform through which all project information such as drawings, specifications, quality records, communications, and handover documentation are stored, version-controlled, and accessible to every authorised member of the project team in real time.

Aligned with international standards and supporting the golden thread of building information required under the Building Safety Act 2022, CDC's CDE eliminates the information errors, document duplication, and communication breakdowns that have historically driven cost overruns and programme delays in construction. Every person on every CDC project works from the same accurate, current information and every client receives a complete, auditable project record at handover.

6. Innovation & Solutions Benchmark

CDC maintains a structured innovation programme that operates in full alignment with its Quality Management System, ensuring that all new construction methods, materials, technologies and project delivery processes are subject to rigorous quality assurance validation prior to implementation on client projects.

The company's approach to innovation is governed by a clear principle: that improvements in efficiency, sustainability, or programme performance must not be achieved at the cost of build quality, structural integrity, or client satisfaction rather utilising value engineering, where applicable. All innovations proposed within the organisation are assessed against

CDC's established quality benchmarks, tested where appropriate in controlled environments, and implemented only upon satisfactory validation of their performance against the company's quality standards.

This integrated approach to innovation and quality assurance ensures that CDC's clients consistently benefit from the latest advances in construction technology, methodology, and materials delivered with the same level of quality, reliability, and professional accountability that characterises every project undertaken by the company.



Project: Harbour Exchange Square, Canary Wharf

Contract Types

Design & Build, Project Management, Commercial Solution

SECTORS



Our Areas of Specialisation

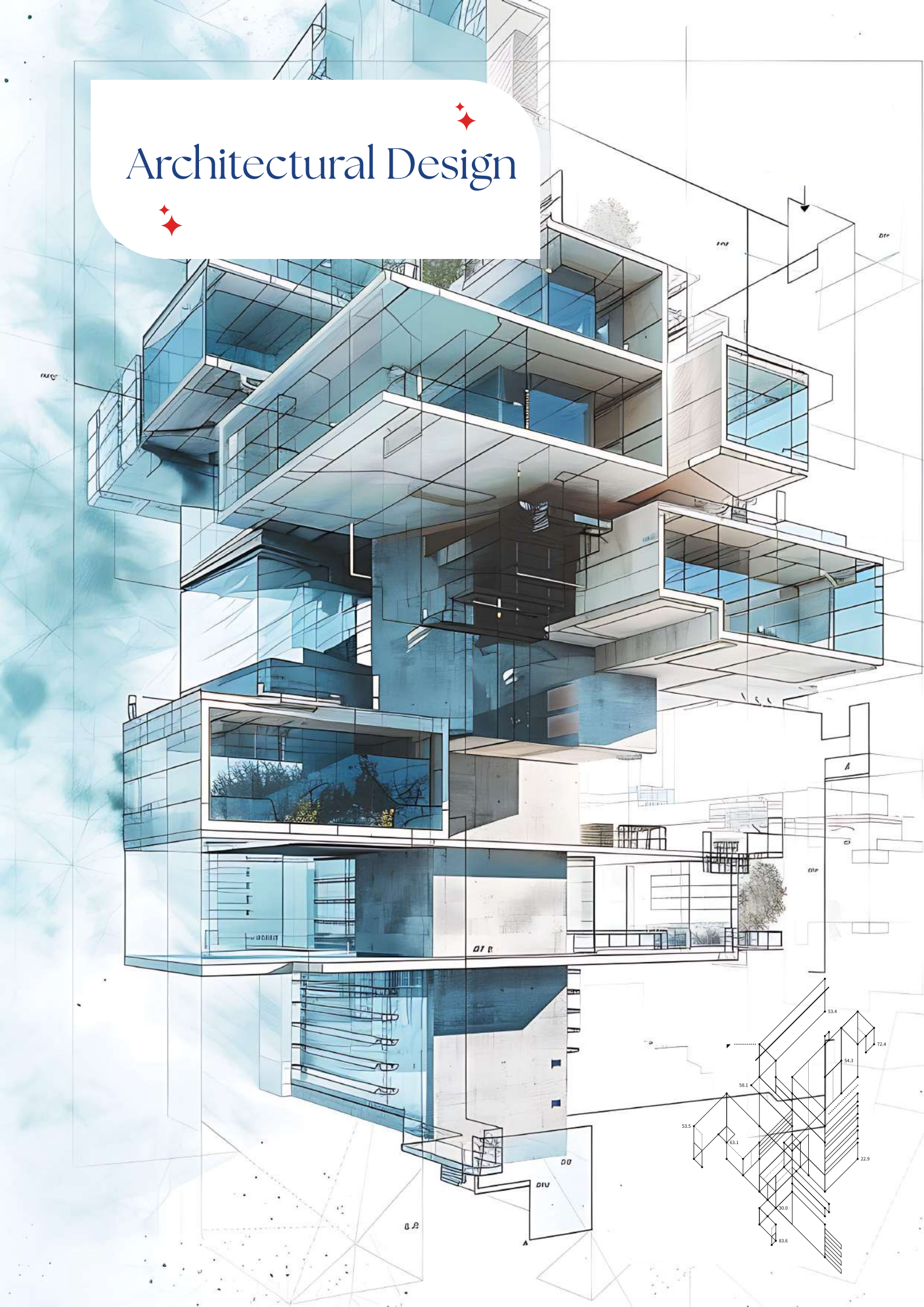


Proposed CDC Tower



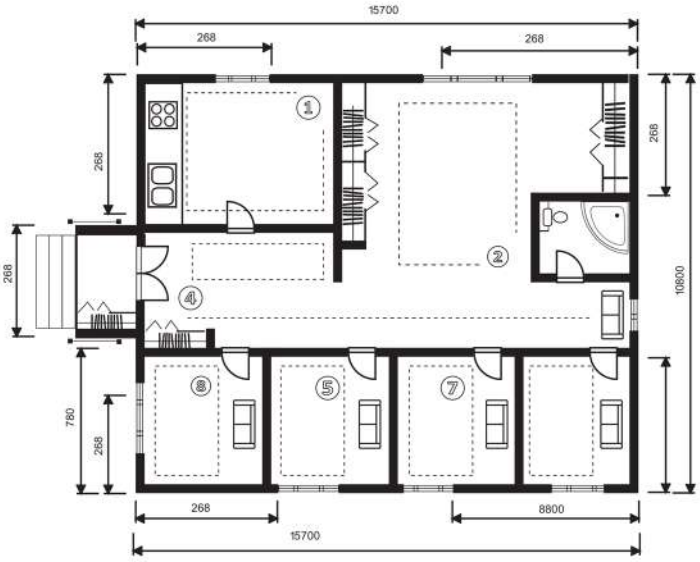
www.cdc.construction

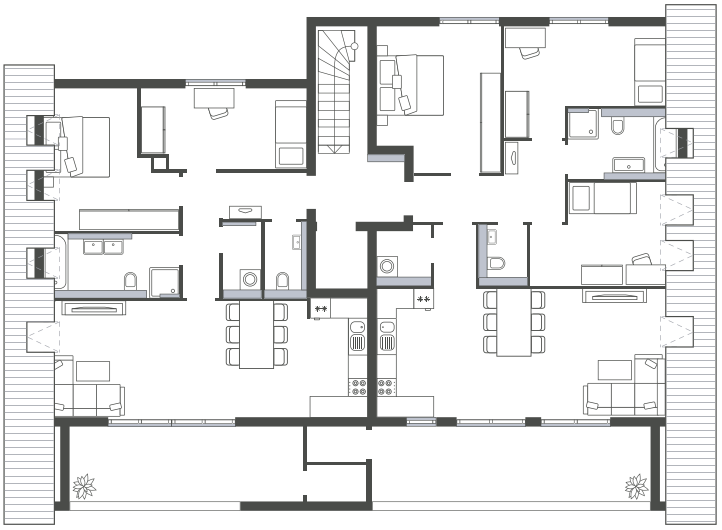
Architectural Design





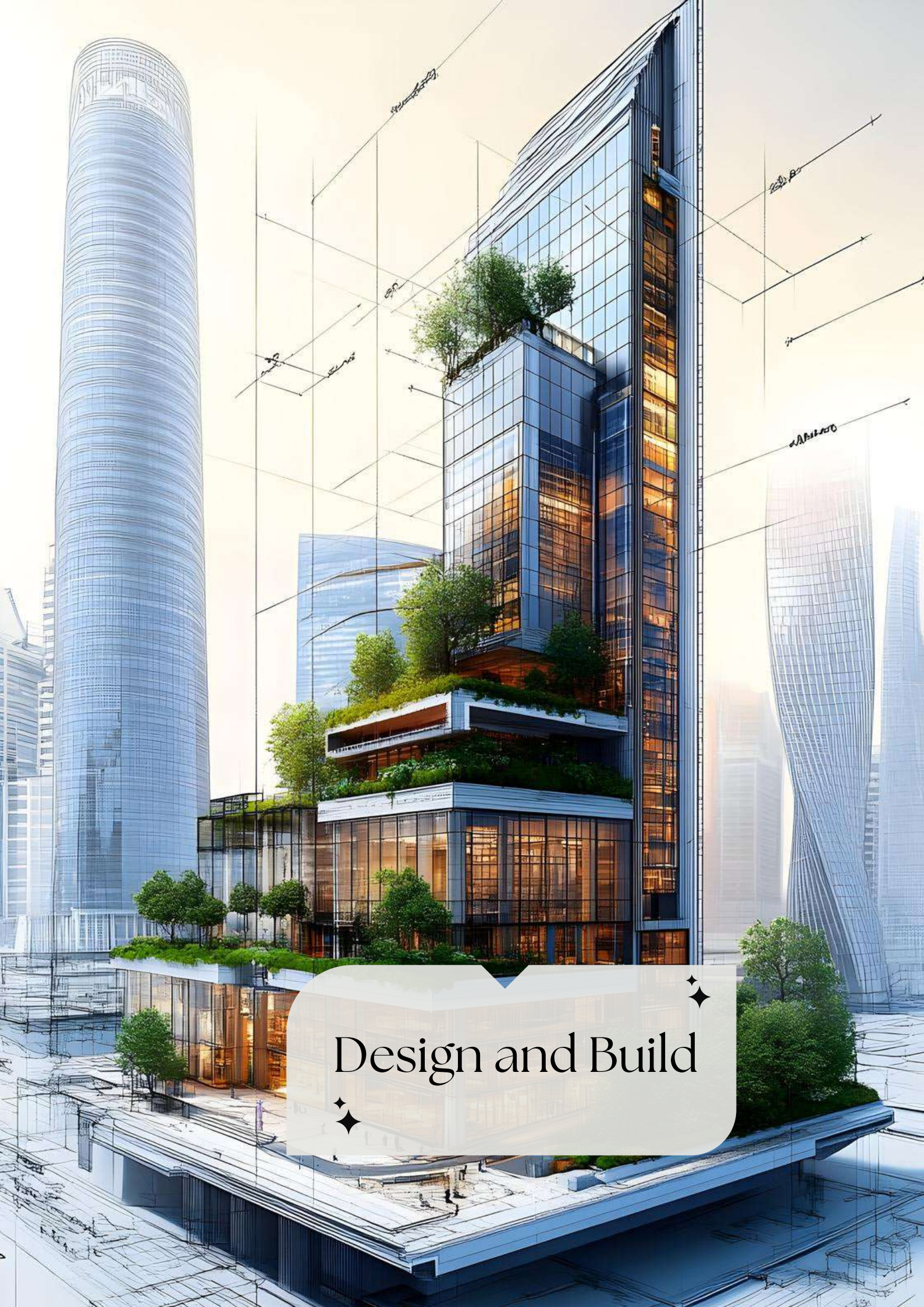
Imaginative design that inspires and transforms lives. We enriches your space with innovative architectural solutions. Our iconic structures and spaces make life better. Scrutinizing every brief to span every aspect of architectural design.










Design and Build







Transform your space with our expert design and build service. Forefront of building design and enormous resilience to build right. We value diversity of every concept for encompassing design to build.





Complete New Build

From private residences to professional workspaces, we build with aspiration in mind. We bring your vision to life by blending creative design with a rigorous attention to detail







Renovation and Refurbishment

Revitalise your space with our expert renovation. Renovating home through blend of aesthetic styles for exceptional transformation. Our design and refurbishment ideas will create a remarkable space for luxurious living.











17 Elim Way Picturec to be add.





Home Extensions (Rear and Side)

Enhancing living space to improve residence and property value.

Expand your living space with affordable and high quality design.








TE KOOP









Loft Conversion









Adding impressive space to unlock the full potential of your loft. We offer personalized loft conversion design to utilize your space and increase property value.







Commercial Solutions

Designed for Productivity



- Office Space
- School and College Campus
- Restaurant Design and Build
- Health Care Centre
- Venue Marquee
- Hotel & Hospitality Space
- Warehouse
- Retail & Showroom

CDC collaborates with you to craft a workplace that reflects your identity and enables your best work.











Office Space

Commercial











School and College Campus

Commercial













Restaurant Design and Build

Commercial

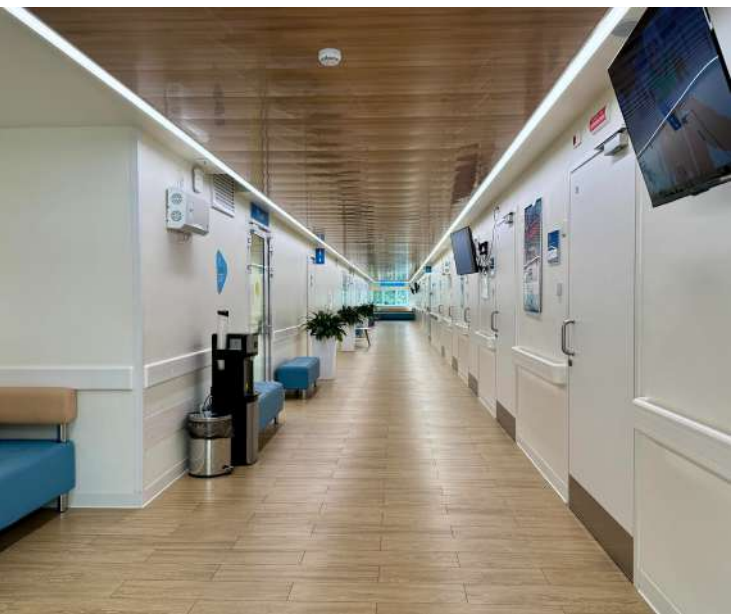














Health Care Centre

Commercial







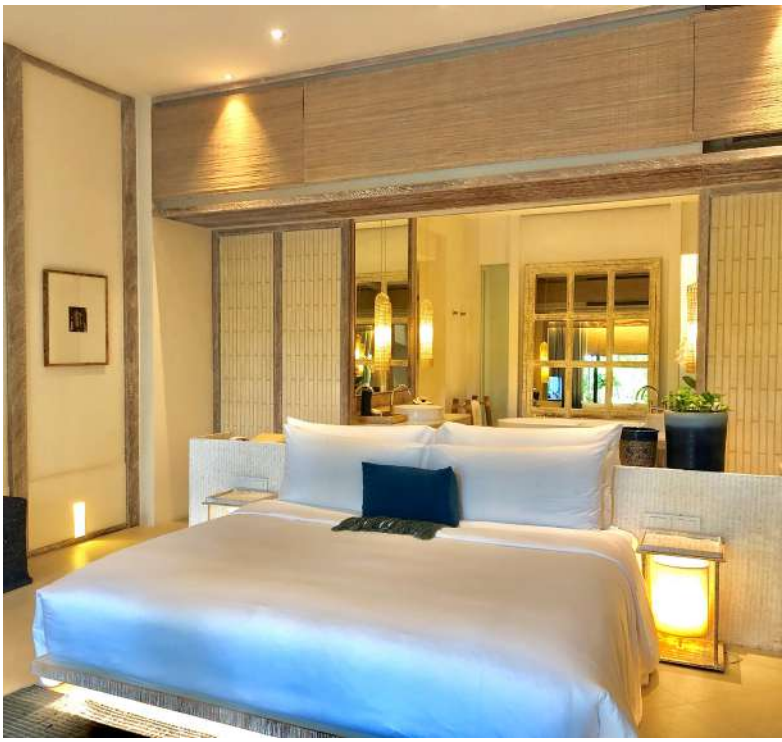


Venue Marquee

Commercial





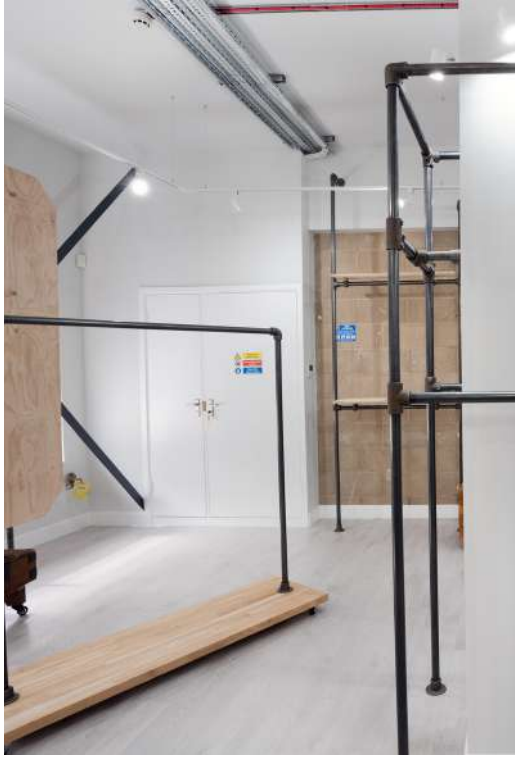




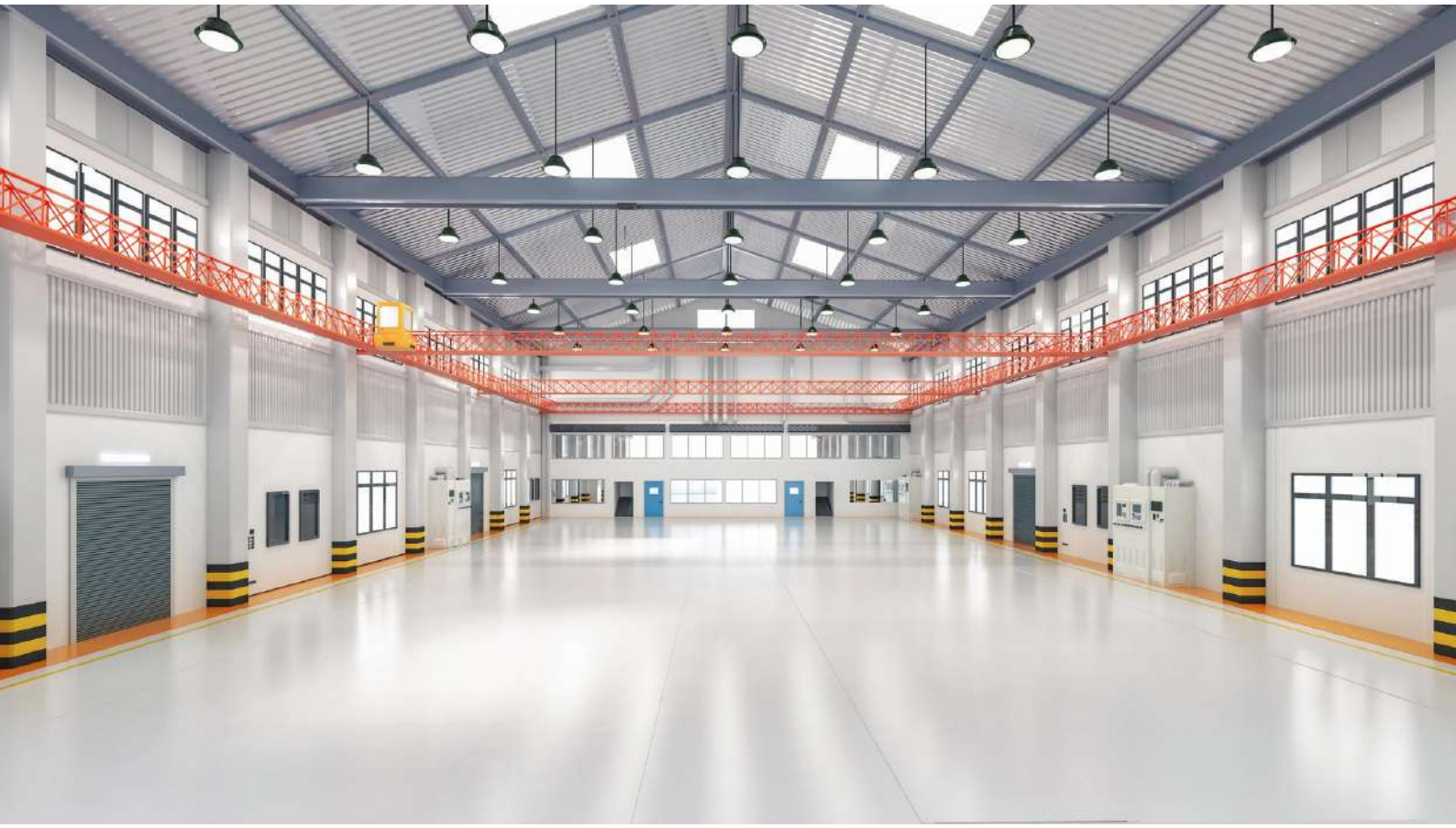
Hotel & Hospitality Space

Commercial











Warehouse

Commercial









Retail & Showroom

Commercial

Planning Application Consultation

CDC's Pre Planning Consultation service provides homeowners, developers, and businesses with the expert guidance they need before submitting a planning application. In accordance with United Kingdom building regulations, a planning application is required for permission to construct new structures, alter existing buildings, or change the use of land. Prior to the submission of a planning application, a range of critical questions arise for clients across both the residential and commercial sectors.



CDC offers a structured **Pre Planning Consultation** service designed to address these questions comprehensively, enabling clients to make informed decisions before committing resources to a formal planning application or construction programme.

The consultation process addresses the following core client enquiries:

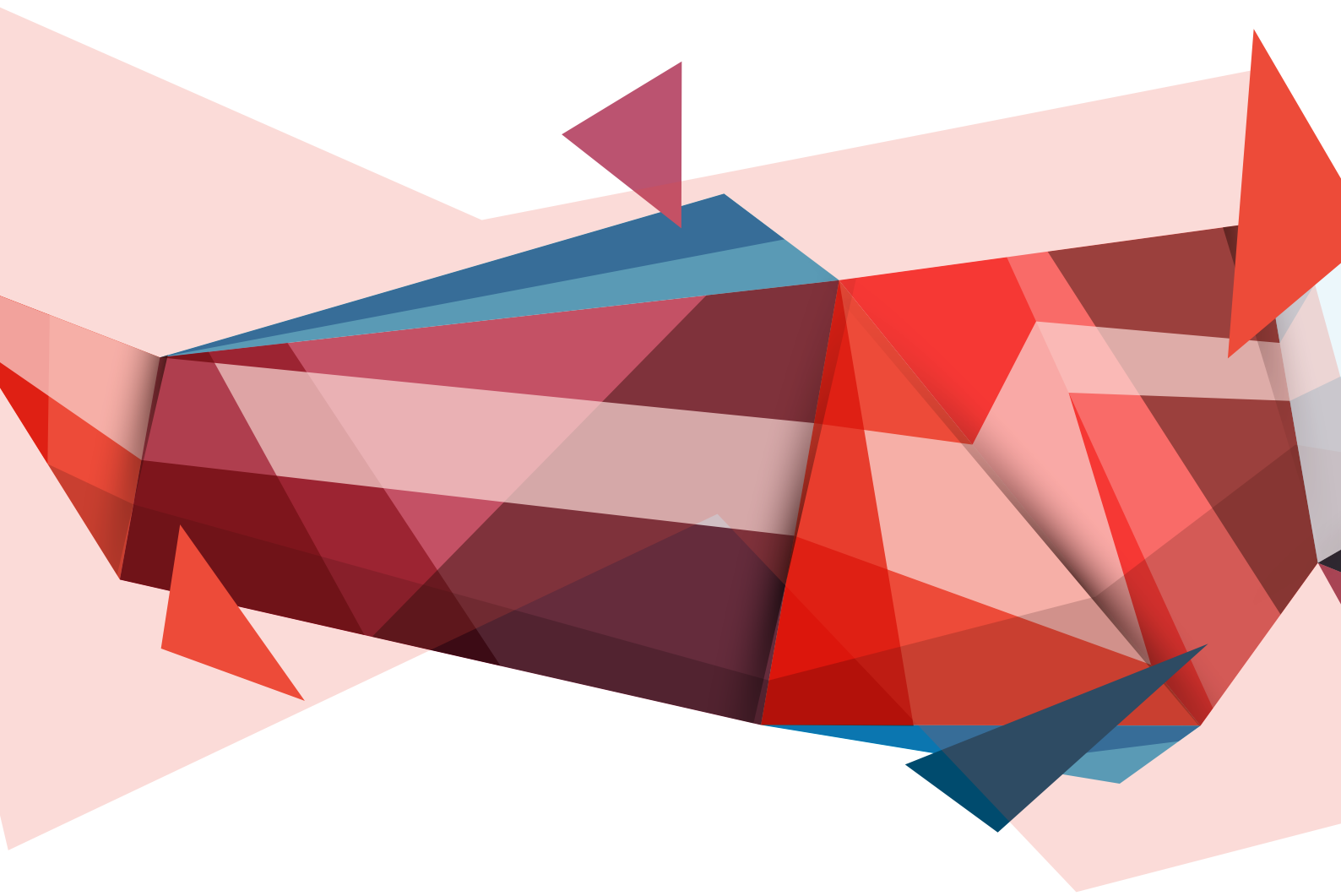
- Feasibility assessment of the proposed project.
- Determination of whether planning permission is required.
- Identification of the documentation and information required for a planning application.
- Explanation of the planning application process and procedural requirements.
- Assessment of likely determination timescales.
- Evaluation of the probability of planning approval based on local policy context.
- Explanation of the options available in the event of a planning refusal.
- Provision of indicative cost guidance for the planning and construction process.

CDC has provided Pre Planning Consultation and Full planning application to both individual clients and corporate entities across the United Kingdom, with a consistent track record of enabling clients to proceed with clarity, reduce unnecessary expenditure, and maximise the probability of planning success. The service forms the foundational stage of CDC's end to end construction and development offering.

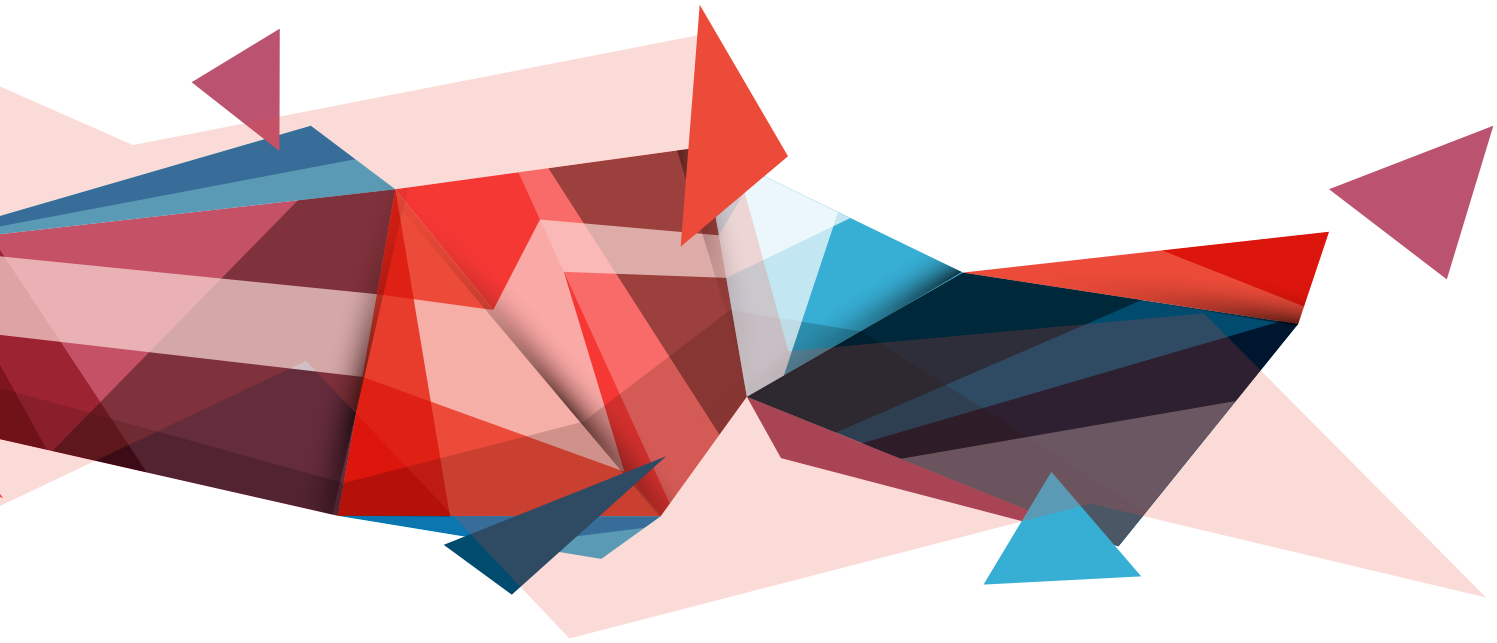
✓ **Expert Guidance** ✓ **Fast Process** ✓ **High Approval Success Rate**

CDC has achieved a phenomenal planning application success rate across councils throughout Britain, reflecting our expertise, strategic approach, and commitment to delivering successful outcomes for our clients.

Spaces Brought to Life



A Glimpse of Our Completed Commercial & Residential Projects







Project Scope

Student Breakout Area
Office Room
Classroom
Reception
Canteen
Library

Commercial

Harbour Exchange Square

3rd Floor

Canary Wharf, London

Project Area: 25,910.09 Sqft.

This project involves a comprehensive refurbishment of a 2,407.126 square meter third-floor space. The primary objective is to create a versatile and functional environment that caters to the diverse needs of students and staff.

Key Features of the Project

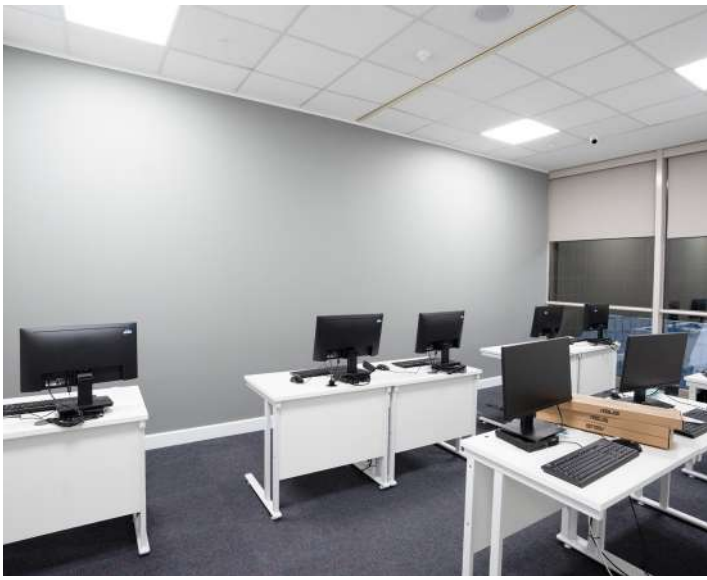
With cosy seats and workstations, the student breakout area is a versatile, open environment that encourages cooperation and unwinding in between sessions. With the goal of meeting students' social and intellectual requirements, this space provides a welcoming space for them to unwind or work on projects alone or in small groups.The office room is intended to be a functional and private area for academic and administrative personnel. This area will assist daily administrative activities with plenty of desk space, storage, and connectivity thanks to its modern office furnishings. With its flexible seating configurations, digital whiteboards, and cutting-edge multimedia features, the classroom is designed to support both conventional and contemporary teaching approaches. This classroom provides an optimal learning environment that accommodates various learning preferences and is designed to support a variety of teaching methods while improving learning results. The board meeting room has been designed as a high-tech centre for planning, debates, and team gatherings. It will have interactive digital screens, a powerful sound system, and high-resolution video conferencing features to guarantee smooth collaboration both locally and virtually. The library occupies a sizable area of the floor plan and offers a calm, resource-rich setting for research and study. The library supports students' academic demands with contemporary conveniences and a peaceful atmosphere by providing individual study desks, group work tables, and an extensive collection of both digital and physical materials.

This initiative has strategic value for the organisation in addition to its financial worth. The project raises the institution's total worth and makes it a desirable option for both staff and potential students by constructing extensive facilities that meet a range of student demands. With a project value over million, the investment supports the institution's aim of promoting academic achievement and holistic development while also having a direct influence on the student experience.






Musk
Chanel
Biggs































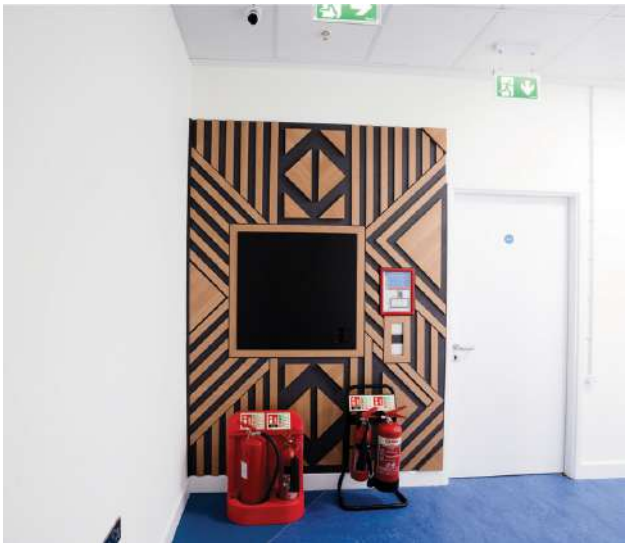


















Harbour Exchange Square

5th, 10th Floor

Canary Wharf, London

Project Area: 51,955 Sqft. (5th &12th floor combined)

A multi floor fit out delivering modern educational facilities, including classrooms, IT laboratories, and collaborative learning areas. The project also involved extensive mechanical, electrical, and plumbing upgrades, alongside enhanced fire safety systems to meet current compliance and operational requirements.

School & College Campus
Commercial











Project Scope

Basement
Ground Floor
1st Floor
Office Room
Classroom
Reception
Canteen
Library

Commercial

Victoria College of Arts and Design

Tabard Street, London

Project Area: 18,466 Sqft.

This project involves the construction of a three-level, multi-purpose building on the university campus, aimed at enhancing academic and student facilities. The proposed structure will include a basement, ground floor, and first floor, providing state-of-the-art amenities that support both academic and administrative functions. The project's purpose is to create a modern, functional space that meets the expanding needsof the university community, fostering an environment that promotes learning, engagement, and efficient campus operations.

Key Features of the Project



Basement Level: This level will accommodate essential building utilities and support infrastructure to maximize the functional space available on the upper floors. The basement may also house storage and service access areas for maintenance and operations teams.

Reception Area: A welcoming reception will serve as the main entrance, equipped to handle visitor management and wayfinding support.

Office Rooms: Administrative offices for faculty and staff, providing space for meetings, daily operations, and student advisement.

Classrooms: Multiple classrooms designed with modern educational technology to support flexible teaching methods and collaborative learning

Canteen: A canteen area offering dining and refreshment options, catering to students and staff and creating a central gathering space.

Library: A well-organized library with ample study and resource space, providing access to physical and digital learning materials to support student research and study needs.








VCAD
VICTORIA COLLEGE OF ARTS AND DESIGN






VCAD

























WORK HARD,
HAVE FUN,
MAKE HISTORY.
Jeff Bezos


















VCAD
VICTORIA COLLEGE OF ARTS AND DESIGN
TOWER BRIDGE
Key Dates of Tower Bridge




WORK HARD,
HAVE FUN,
MAKE HISTORY.
Jeff Bezos






Elizabeth
BETTER EDUCATION
BETTER FUTURE


Elizabeth
SCHOOL of LONDON





Pen Group Corporate office

Harbour Exchange Square

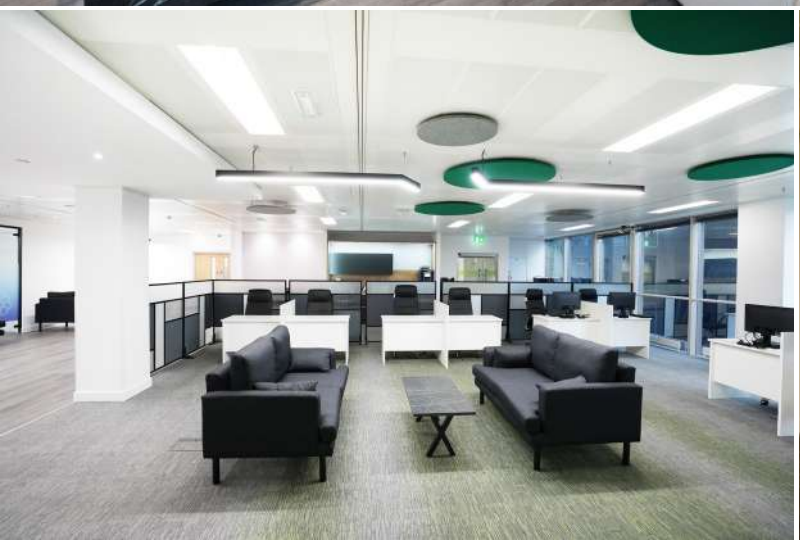
Canary Wharf, London

A fit out project delivering functional academic and administrative spaces, including offices, training rooms, reception areas, marketing rooms, an HR office, executive areas, a canteen, and supporting facilities.

Project Area: 29,868 Sqft.

Office

Commercial





























Centro Sourcing Office Space

Quandrum Park, Guildford

The project involved converting an existing warehouse into a functional commercial office and storage facility. The project included internal remodelling, structural alterations, new partitioned office spaces, IT infrastructure, and security systems to improve operational efficiency.

The mezzanine floor was extended to increase the first floor area, while the ground floor was enlarged to provide a more spacious display showroom and storage area. Additional windows were also installed to improve natural light and enhance the overall working environment.

Office & Warehouse

Commercial

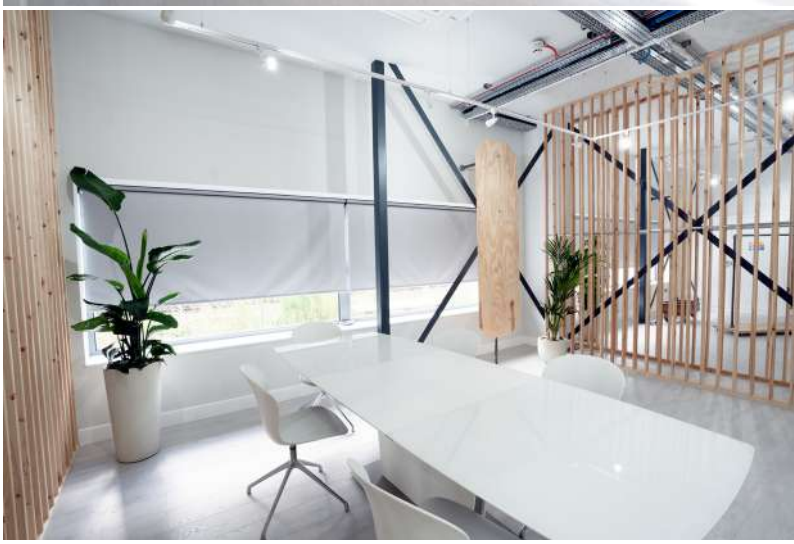














Ultimate Accounting office

Forest Gate, London

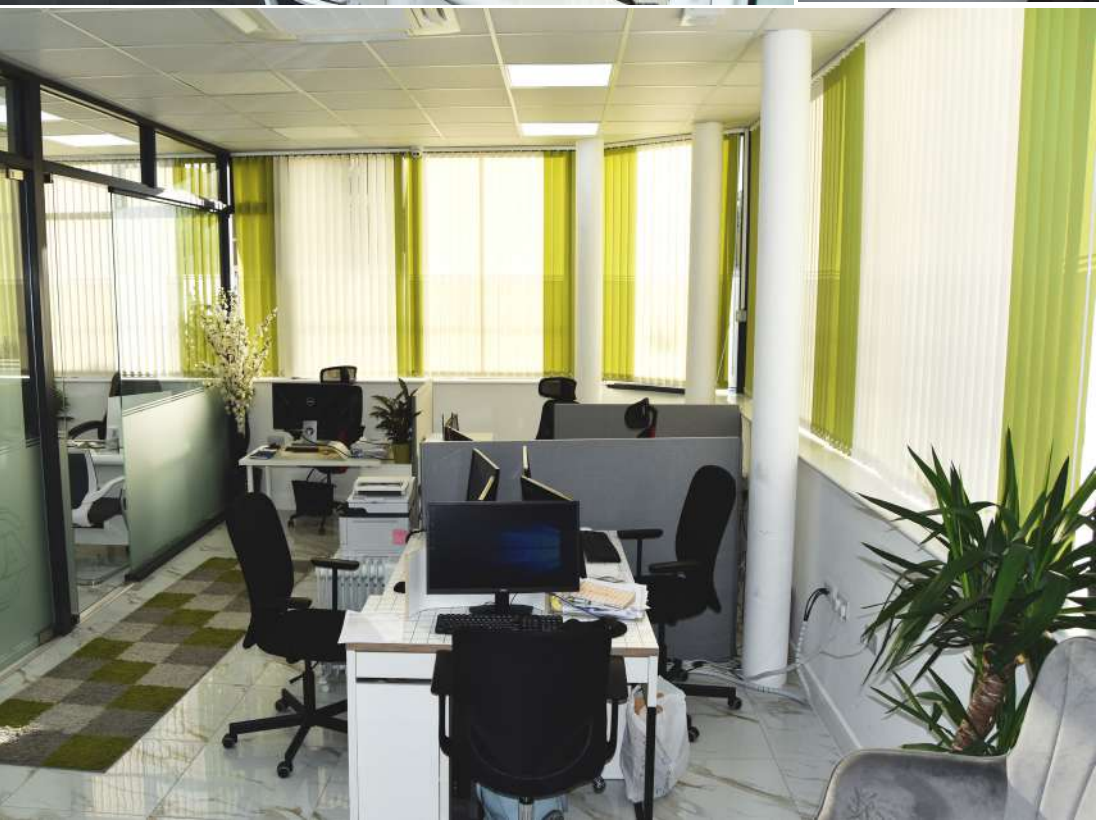
A refurbishment and fit out project delivering functional office spaces, including private offices, meeting rooms, reception and executive areas, along with supporting facilities.

Office Space

Commercial





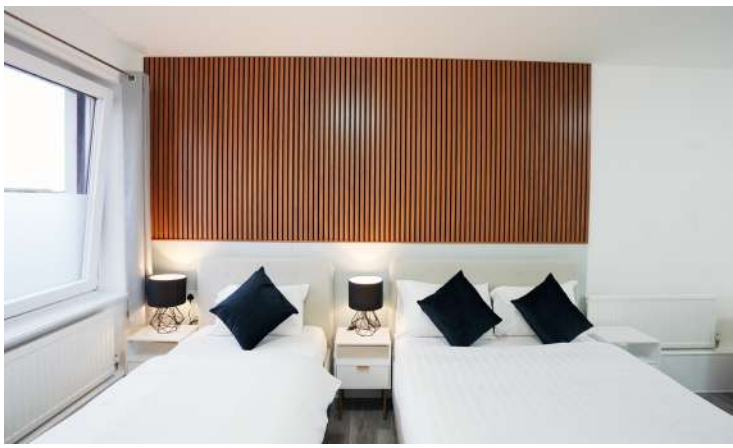












WNS HOTEL

Canary Wharf

Hotel & Hospitality

Commercial



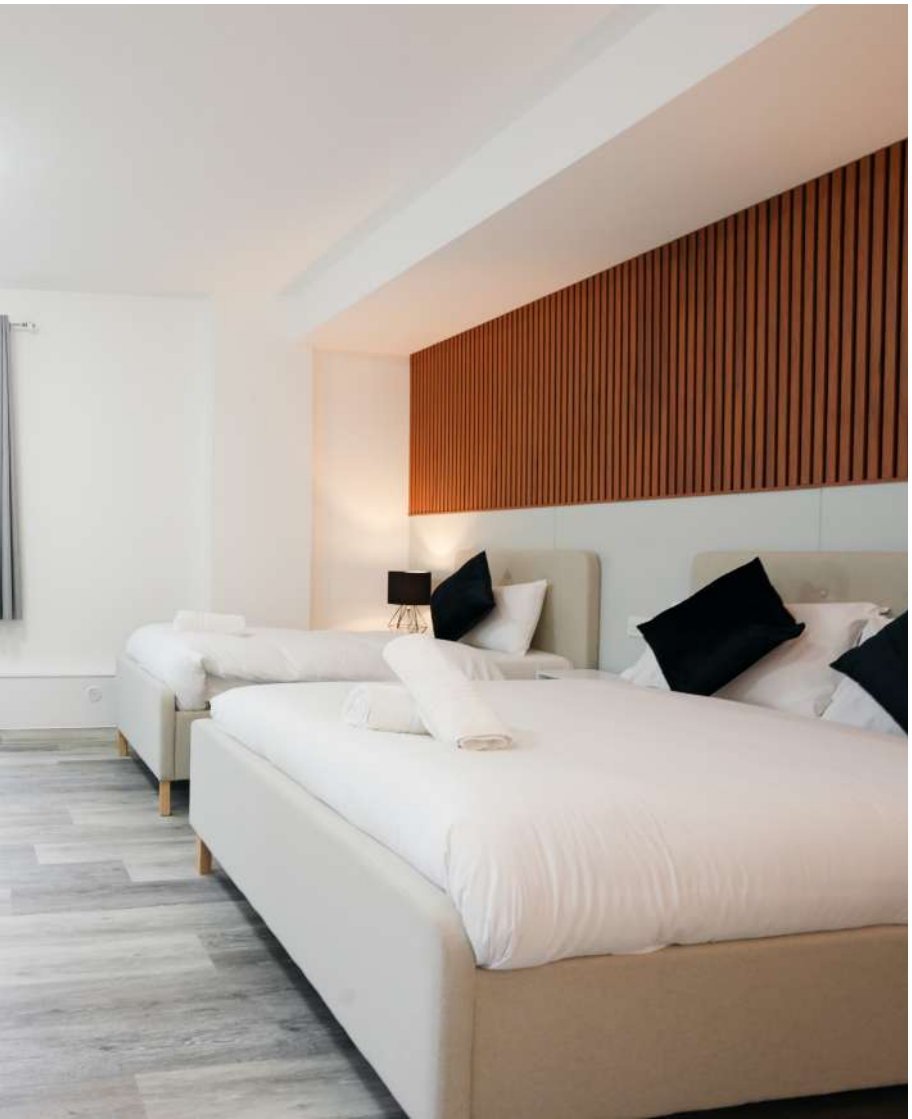






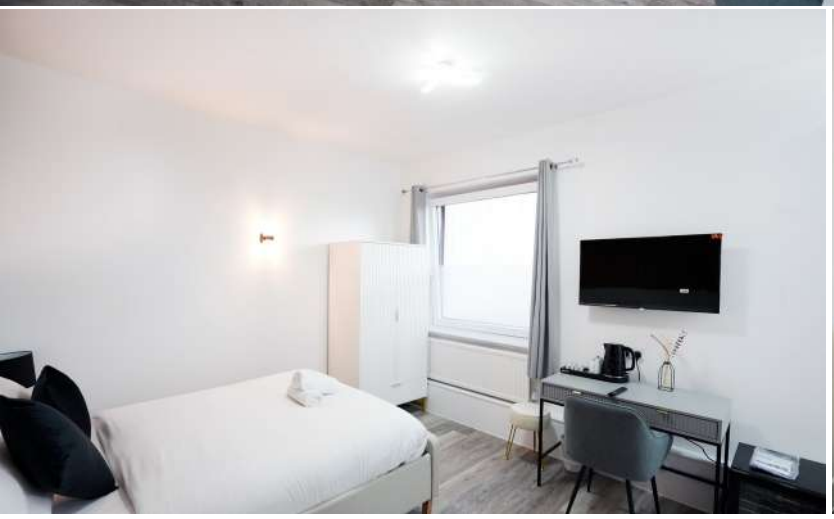




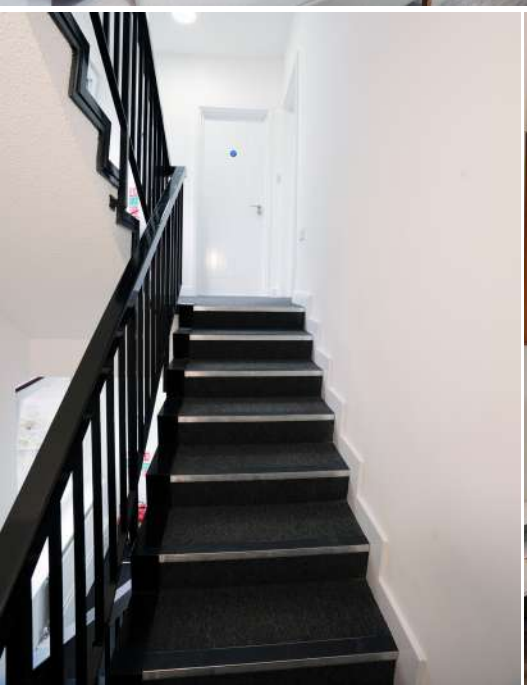






















Cromwell Manor

Pitsea, Basildon

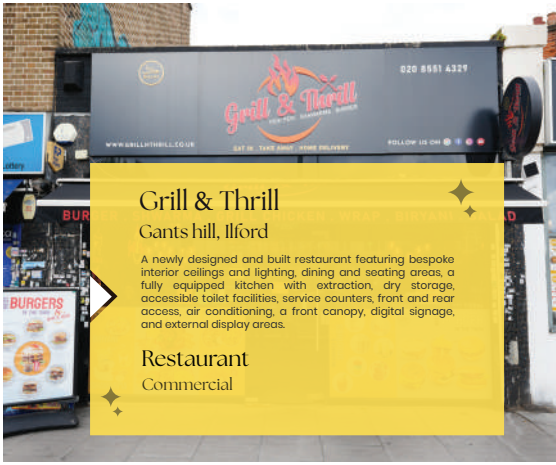
A bright and spacious banquet hall with a capacity of 500 guests. Chevron flooring, traditional wall lighting, a neutral colour palette, and large gridded windows create an elegant and versatile setting for memorable events.

Banquet hall

Commercial







Grill & Thrill

Gants hill, Ilford

A newly designed and built restaurant featuring bespoke interior ceilings and lighting, dining and seating areas, a fully equipped kitchen with extraction, dry storage, accessible toilet facilities, service counters, front and rear access, air conditioning, a front canopy, digital signage, and external display areas.

Restaurant

Commercial











Dolce Espresso

Gants hill, Ilford

A newly designed and built restaurant featuring bespoke interior design, ceilings and lighting, indoor and outdoor seating areas, storage facilities, customer toilets, a fully equipped kitchen, front access, a service counter, front canopy & digital display.

Coffee Shop

Commercial







Bridgewater House

Manchester

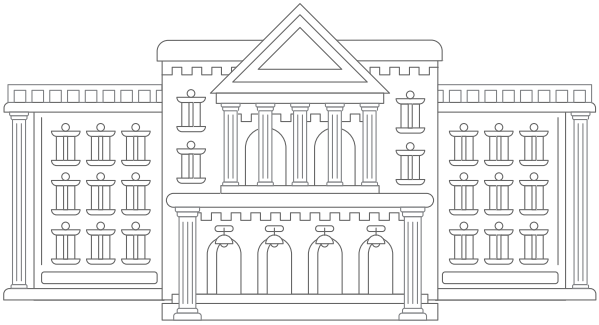
Listed Builing

Sensitive refurbishment of a heritage listed building, blending modern educational functionality with heritage preservation.

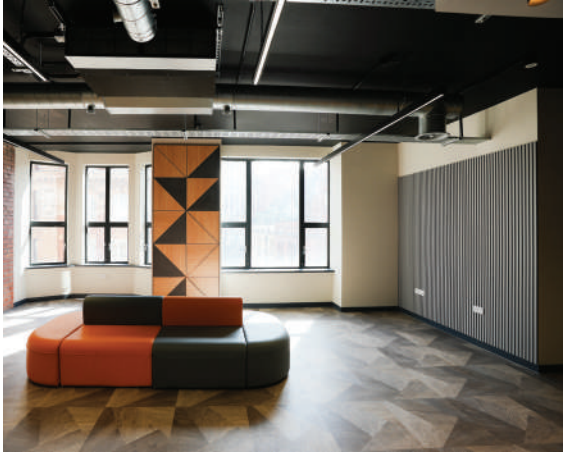
Project Area: 21,623 Sqft.

Educational Facility

Commercial



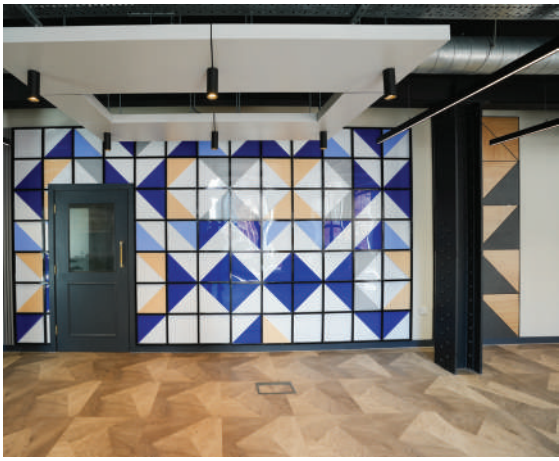


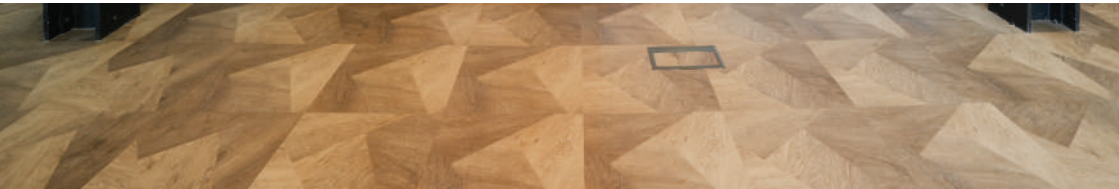



















York House
Birmingham

Project Area: 25,311 Sqft.

Project Scope

Basement
Ground Floor
1st Floor
2nd Floor
3rd Floor
4th Floor
5th Floor
Office Room
Classroom
Reception
Canteen
Library

Educational Facility
Commercial



An amazing 23,912.49 square meters and is intended to serve as a complete administrative and educational centre. The building's seven levels, from the ground floor to the fifth floor, including a basement. Each level is devoted to a distinct functional space that supports a lively environment for staff and students. The facilities and layout of the building have been thoughtfully designed to improve both the educational experience and operational effectiveness. They include:

There are designated areas on different levels to promote student cooperation, leisure, and casual learning exchanges. administrative offices that assist with management, staff, and faculty operations. cutting-edge classrooms furnished with contemporary teaching tools to deliver an interesting and dynamic learning environment. Professional meeting spaces that facilitate both in-person and virtual meetings and are intended for strategic and administrative conversations. For the convenience of students, employees, and guests, there is a warm, roomy greeting area on the ground level. An extensive library area that supports academic performance by offering resources and facilities for study, research, and quiet reading. This project is a calculated investment in a contemporary, useful learning environment that offers adaptable, tastefully built areas for administration, socialising, and studying.


























BIRMINGHAM


Elizabeth
SCHOOL of LONDON




OLD BIRMINGHAM





Woodland House

Northampton

Project Area: 18,751.81 Sqft.



Project Scope

Ground Floor
1st Floor
2nd Floor
Office Room
Classroom
Reception
Canteen
Library

The Northampton Project was an extensive educational infrastructure project that occupied 1,742.1 square meters. The goal of this project, which was to improve and extend a university campus's amenities by creating important communal and functional areas on the ground, first, and second levels.

Essential campus facilities like faculty and administrative staff offices, classrooms with adaptable learning settings, a friendly reception area, a canteen for staff and students, and a library to aid in scholarly research and study were all included in the scope. In keeping with contemporary norms for educational facilities, each area was designed to provide a cooperative and stimulating environment for university students, staff, and guests, reaffirming the campus' dedication to a positive learning environment.

Educational Facility

Commercial


Elizabeth
SCHOOL of LONDON










Better Education
Better Future





William College

Stratford, London



Project Area:
28,132.12 Sqft.

Project Scope

Ground Floor
1st Floor
2nd Floor
3rd Floor
Office Room
Classroom
Reception
Canteen
Library

Educational Facility

Commercial

The £1.7 million commercial project included a full development that covered 5,227.096 square meters and was finished in the six months that were scheduled. The ground floor, first, second, and third floors were all constructed and fitted up as part of this project. In keeping with its intended teaching goal, each level was created to meet particular functional demands.

A variety of areas designed for educational purposes were included in the construction, such as offices, classrooms, a reception area, a canteen, and a library.Every level was painstakingly planned to maximise space for its designated purpose, guaranteeing a productive and friendly atmosphere for staff, instructors, and students. These areas were created for administrative duties, and their contemporary designs and ergonomic furnishings encourage worker and management cooperation and productivity. The classrooms were equipped with cutting-edge audio-visual technology to improve the learning process, enough lighting, and contemporary teaching facilities to suit different group sizes.With secure entry points, a comfortable waiting space, and a welcoming entrance, the ground floor greeting area makes a polished and orderly first impression. During peak hours, the canteen serves a significant number of workers and students in a bright, roomy dining space with top-notch fittings. on six months, the entire project was finished on schedule and on budget. To guarantee longevity and adherence to safety regulations, premium materials were utilised. Modern finishes, energy-efficient lighting, and ventilation systems were used to create a cosy space that is ideal for working and learning.

This project, which was created especially with education in mind, offers a rich setting that facilitates a variety of activities, from everyday academic tasks to administrative duties. This development supports the institution's aim by giving teachers and students a useful and motivating place with facilities designed to improve learning.

This project is a prime example of effective design and project management as it was finished on schedule and within budget while creating a sizable and powerful learning environment.


















William
College





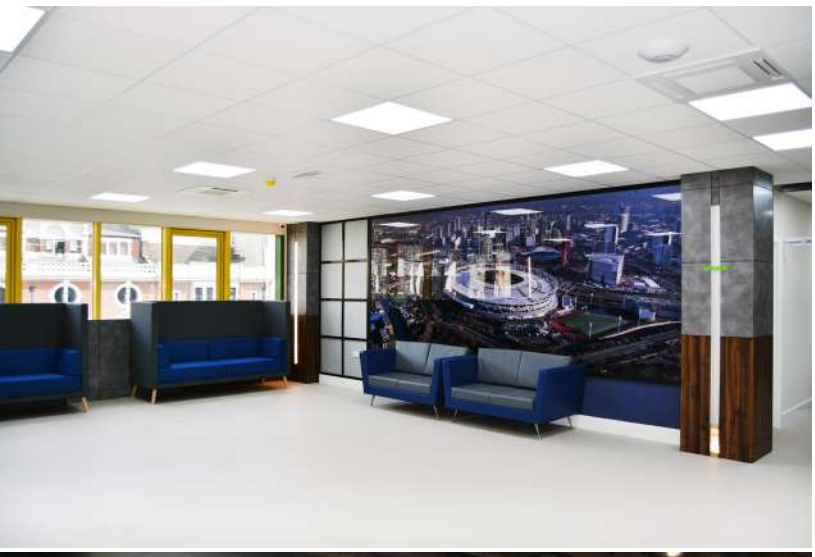


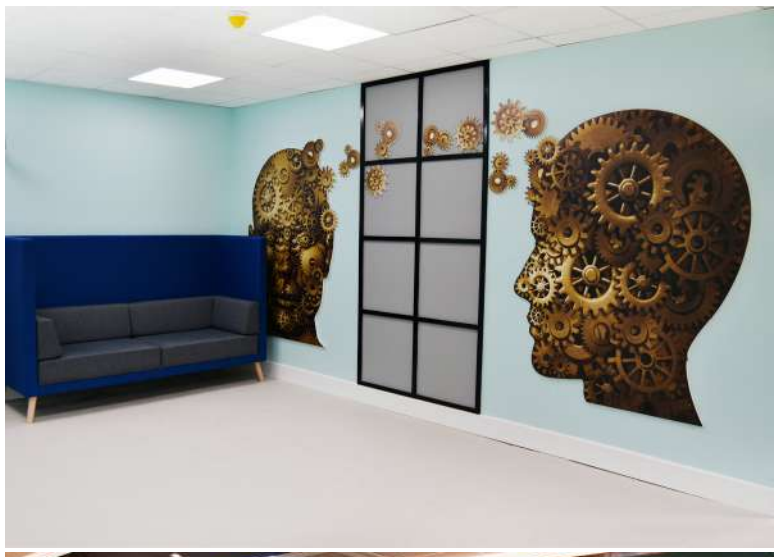

William
College




William
College











Regent house

Leeds

Office refurbishment converted into a functional training centre with compliance to current building regulations.

Educational Facility

Commercial



BREEAM®
EXCELLENT

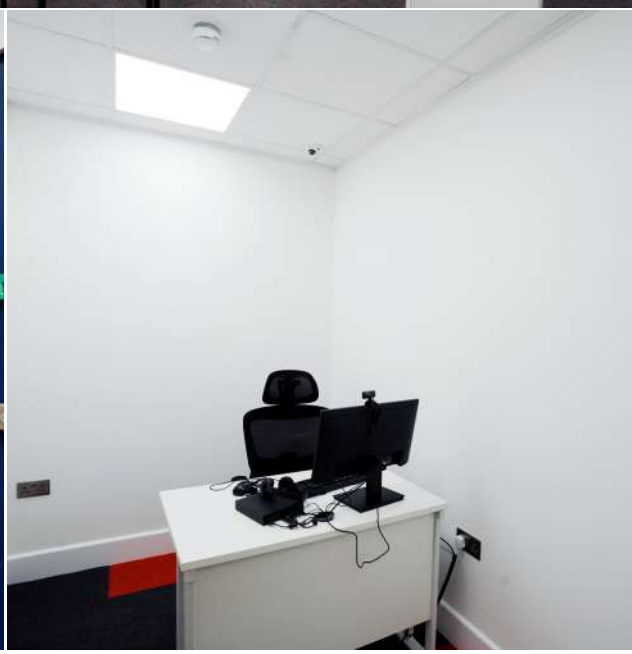
BREEAM Excellent — Certified Rating of 76.4%

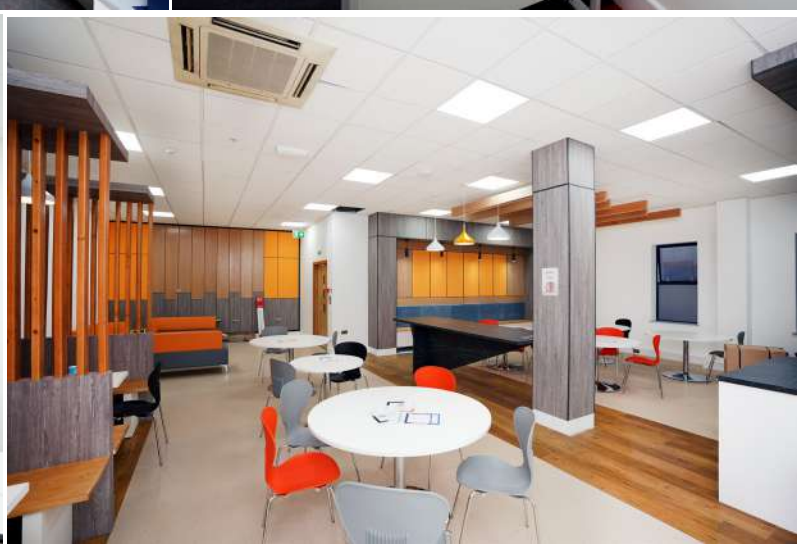
Our project at Regent House, Leeds has achieved a BREEAM Excellent rating of 76.4% under the BREEAM UK Refurbishment and Fit-Out 2014 scheme (Certificate No. BREEAM-0129-8231/01), independently certified by BRE Global Limited and assessed by Element Sustainability Ltd.

The assessment was carried out across a 1,512 m² floor area under Part 4: Interior Design, covering the full scope of our interior fit out works and evaluated against rigorous environmental performance criteria.

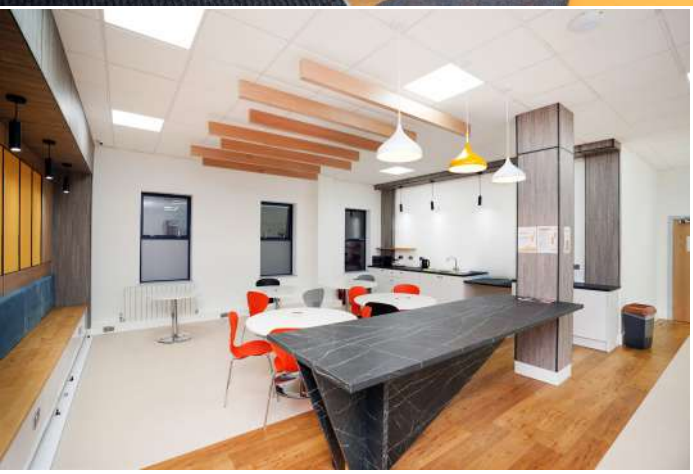







Elizabeth
SCHOOL of LONDON











Arthur House

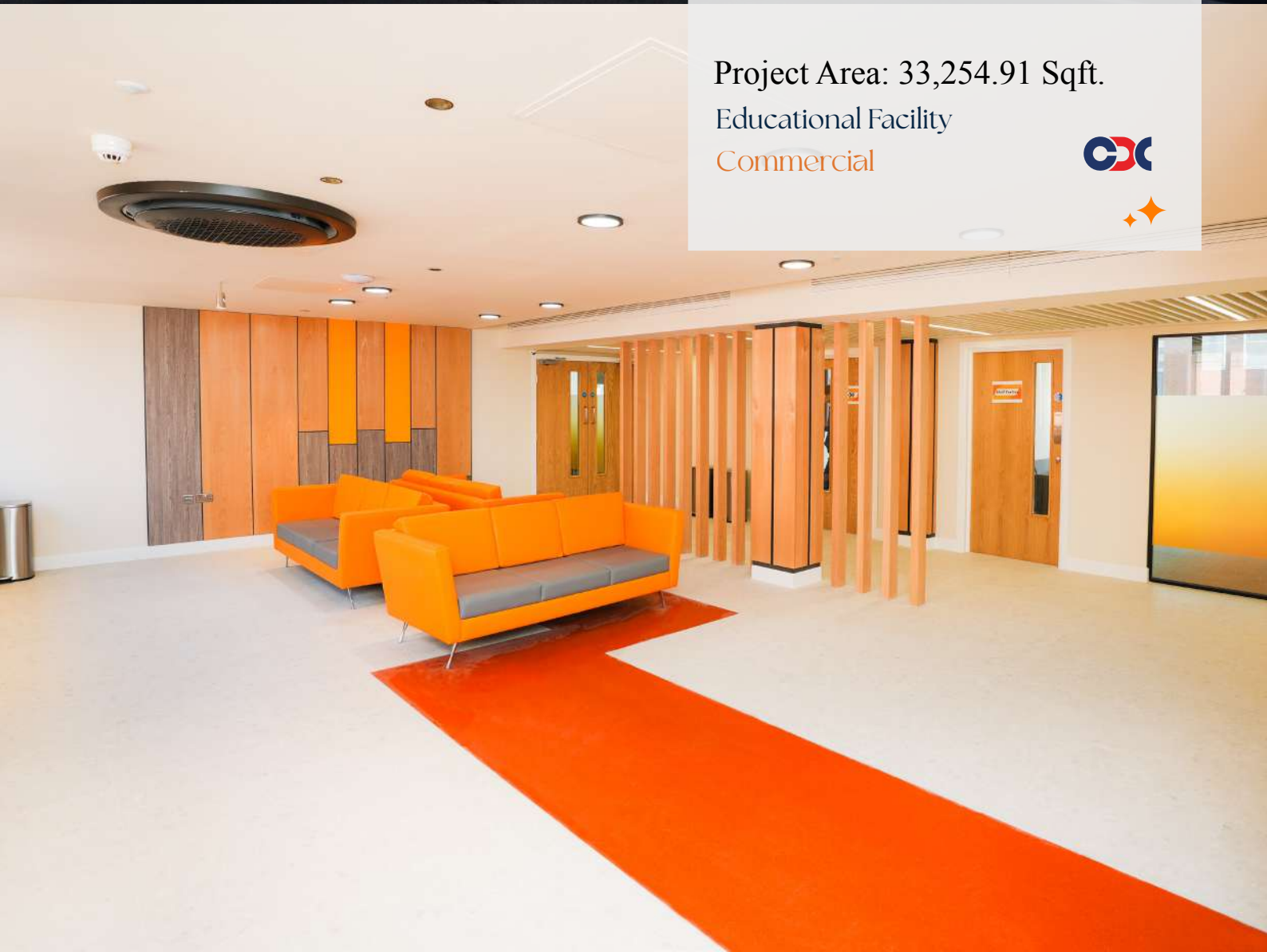
Manchester

Internal refurbishment including classroom spaces, student breakout ares and administrative offices.

Project Area: 33,254.91 Sqft.

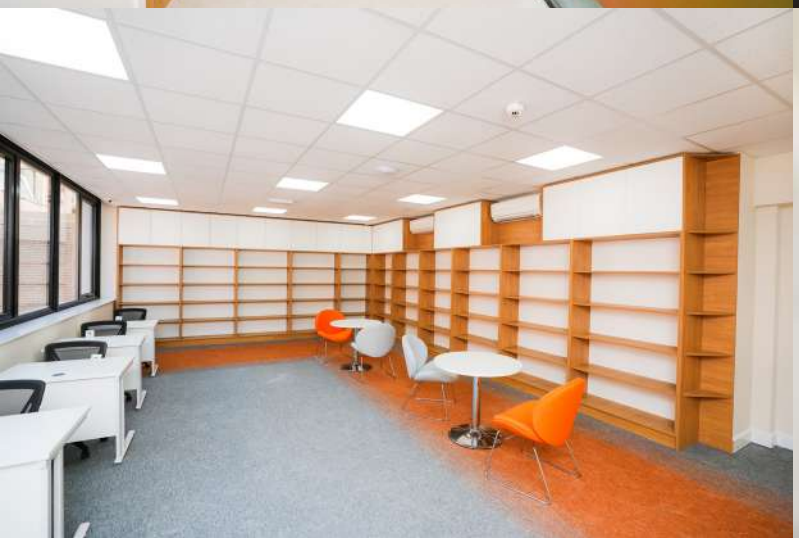
Educational Facility

Commercial












Apsley House

Birmingham

Educational Facility
Commercial









Bangladesh High Commission

South Kensington, London

Renovation & Refurbishment

Commercial

We didn't use photos or layouts of the interior due to the confidential nature of the premises.







One Leeds City Park

Leeds

Educational Facility

Commercial








Birkbeck
UNIVERSITY OF LONDON
in partnership with
William
College

























Wellesley House

Cranbrook, Ilford

Educational Facility

Commercial





















A Glimpse of Our Residential Excellence

Wantsted lane
Ilford

A complete renovation, refurbishment, and extension project designed to transform and modernise the property. The works include upgrading the existing interiors, improving the layout and functionality, constructing a new extension, and converting the loft into practical living space. The project will enhance comfort, energy efficiency, and overall property value while maintaining a cohesive architectural style.

Residential

















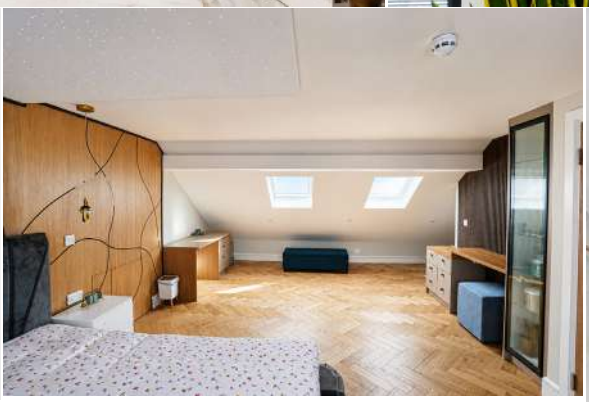




















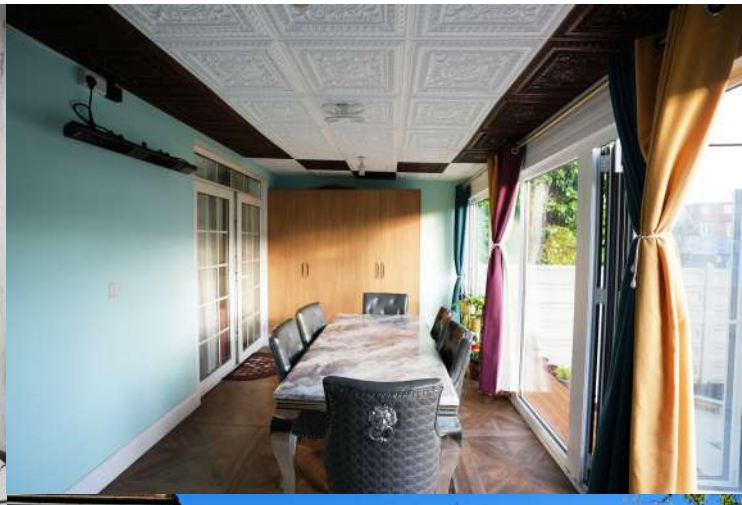


Woodford Avenue
Ilford

A complete renovation, refurbishment, extension, and conversion project designed to transform and modernise the property. The works include upgrading the interiors, improving the layout and functionality, creating a bespoke interior and lighting design, constructing a new extension, converting the loft into practical living space, and enhancing the outdoor areas through thoughtful garden design. The project will improve comfort, energy efficiency, aesthetics, and overall property value while maintaining a cohesive architectural style throughout.

Residential



















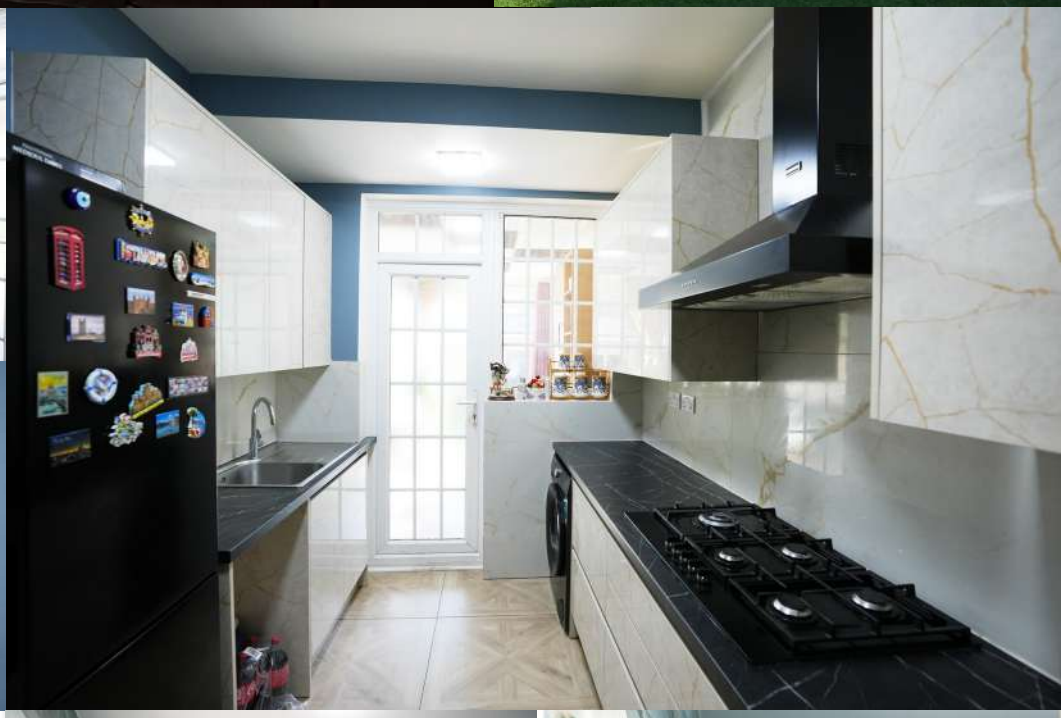


























Gaysham Avenue

Ilford, London

This full property transformation combines comprehensive renovation, refurbishment, extension, and loft conversion works to create a modern, functional, and visually connected home. The project incorporates bespoke interior design, carefully planned lighting, improved living spaces, and a redesigned garden. Construction works include structural steel installation, timber works, extensions, external cavity walls, drywall partitioning, drylining, MEP services, fire alarm systems, carpentry, and high-quality internal and external finishes. All works will be delivered in accordance with approved planning permissions and building control requirements.

Residential















Eastern Avenue

Redbridge, London

Residential

The project involved converting an existing 4 bedroom residential property into a 9 bedroom House in Multiple Occupation (HMO). The works included a six-metre rear extension, conversion of the existing garage into habitable accommodation, and a full loft conversion, significantly increasing the property's usable floor area and improving its overall functionality. Originally comprising four bedrooms, two bathrooms, a kitchen, living room, and garage, the property was comprehensively reconfigured to maximise space and meet relevant HMO, fire-safety, building-control, and local authority requirements.

The completed layout provides approximately 140 m² on the ground floor, comprising four bedrooms, a kitchen and dining area, two bathrooms, and a protected lobby. The 88.95 m² first floor accommodates three bedrooms, two bathrooms, a living area, and an additional kitchen, while the 33.98 m² loft conversion provides two further bedrooms. External works also included the construction of an outhouse offering valuable additional storage space.





































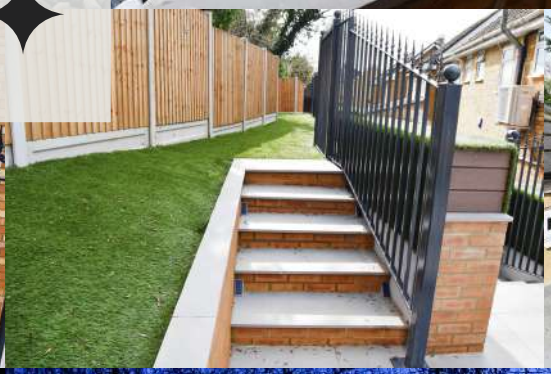
Roading Lane

Ilford

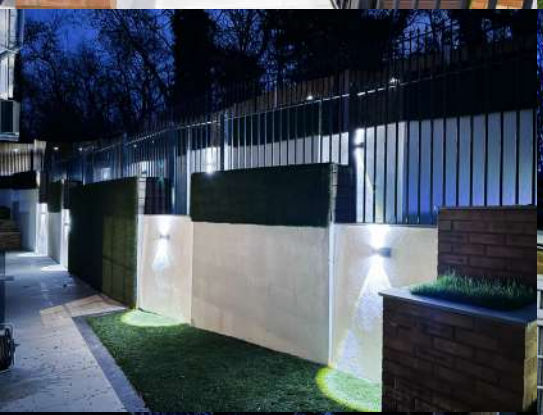
Garden and outdoor Renovation

Residential

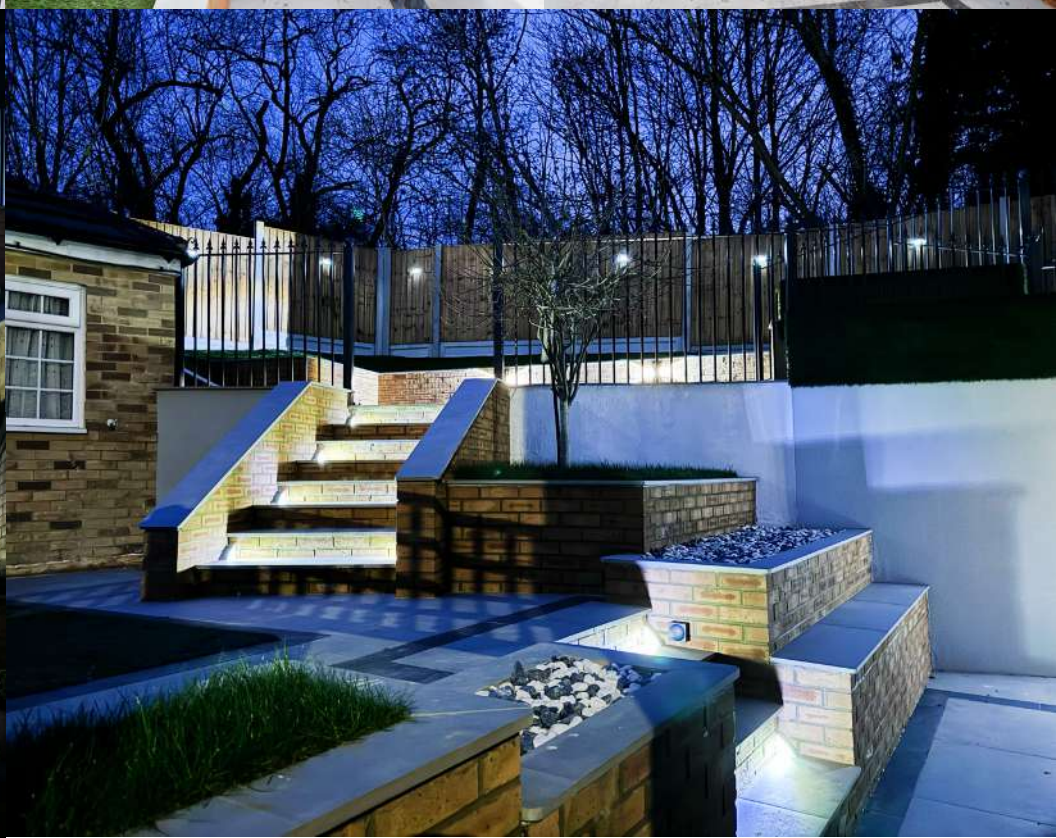












North Hill Drive

Romford, Essex

This full property transformation combines comprehensive renovation, refurbishment, extension, and loft conversion works to create a modern, functional, and visually connected home. The project incorporates bespoke interior design, carefully planned lighting, improved living spaces, and a redesigned garden. Construction works include structural steel installation, timber works, extensions, external cavity walls, drywall partitioning, drylining, MEP services, fire alarm systems, carpentry, and high-quality internal and external finishes. All works will be delivered in accordance with approved planning permissions and building control requirements.

Residential









Bramley Crescent

Gants Hill

Residential

The project involved converting an existing five-bedroom, single-occupancy dwelling into two self-contained residential flats. The works included a six-metre ground-floor rear extension, a three-metre first-floor rear extension, and a full loft conversion, significantly increasing the usable floor area and improving the property's overall functionality.

The completed development provides an 81.12 m² ground-floor flat comprising two bedrooms, two bathrooms, and an open-plan kitchen, lounge, and dining area. The first floor, measuring 52.60 m², and the 26.15 m² loft form a three-bedroom maisonette with a bathroom and kitchen. The project demonstrates expertise in residential conversions, extensions, and multi-unit developments, with efficient spatial planning and delivery in accordance with approved planning permissions and building control requirements.













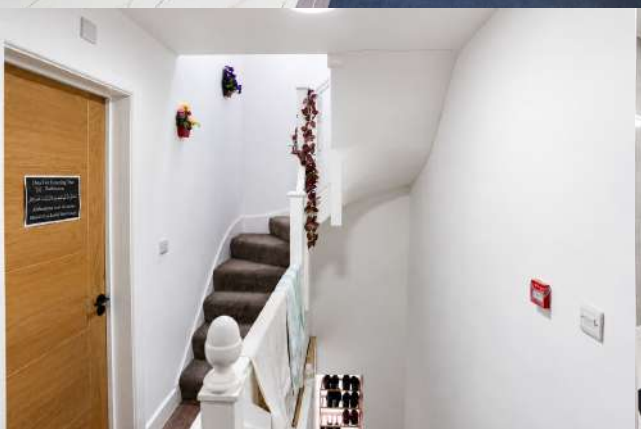






















Eastern Avenue

Redbridge,Essex

Residential

Our Vision Strategy

Through our responsible business strategy, we aim to maximise our positive contribution to the community, the economy and the environment. The strategy is designed as a cohesive framework in which every strategic priority works together, creating value and advancing our vision.



A.Driving towards Excellence

1. Stronger Together

Create connected, welcoming neighbourhoods where people belong, transforming underused land into places where communities thrive for generations.

Vibrant, cohesive communities strengthen social value, enhance placemaking outcomes and reinforce CDC's purpose.

2. Excellence Without Compromise

Set the benchmark for design, build quality and safety, delivering homes and places that endure, creating lasting pride for residents and communities.

High-quality, safe homes define CDC's brand, protect our values and separate us from competitors in the market.

3. Putting Clients First

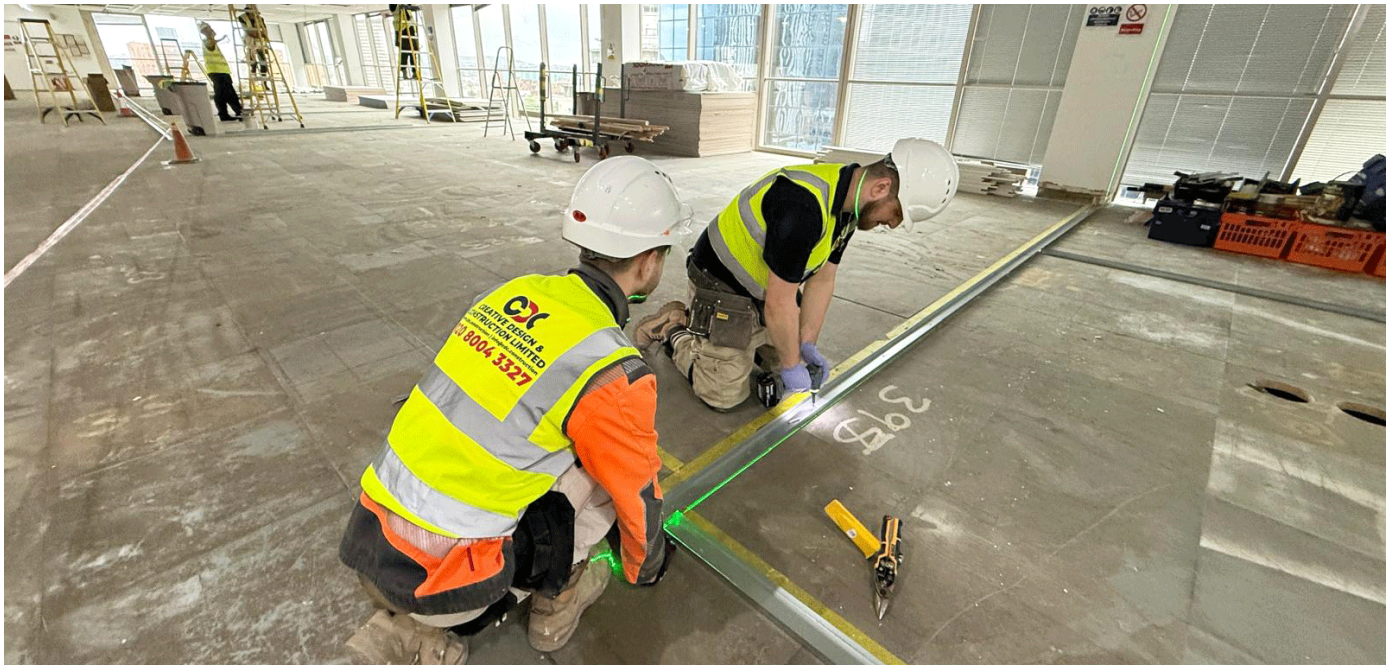
Place our clients at the centre of every decision, delivering safe, affordable and sustainable homes that meet the needs of diverse communities today and into the future. Through our integrated and automated CRM system, we ensure that all enquiries are promptly addressed providing a responsive and seamless customer experience. Client's trust and long term satisfaction underpin CDC's reputation, commercial success and social mandate.

4. Tomorrow Starts Today

Lead the built environment in carbon reduction, delivering low-carbon, resilient homes that tackle the climate emergency and future proof communities.

Every development must demonstrate decisive climate leadership, as the industry's responsibility to act grows ever more urgent.

CDC has a responsibility to restore nature, creating greener places that improve wellbeing and enrich the lives of residents and communities.





B.Operating Model

1. Workforce Human Sustainability

Foster a positive, inclusive working culture where everyone feels valued, respected and supported, enabling our people to do their best work safely and with pride.

Our people are the foundation of everything CDC delivers. A skilled, engaged and diverse workforce drives performance, innovation and long-term resilience. All aspects of Human Sustainability is our core strategic targets to ensure our workforce remains resilient and competent.

2. Supply chain

We are building a responsible, collaborative supply chain that is ethical, productive, and ustainable, and aligned with our values in delivering exceptional outcomes. Strong partnerships ensure quality and continuity, while our position as a client of choice attracts the best suppliers and helps us lead on standards.

3. Innovation & technology

We embrace modern methods of construction and digital technologies to raise standards of quality, safety, and sustainability, while improving efficiency across every project.

Through innovation, we can meet housing demand more effectively, reduce our environmental footprint, and maintain CDC's leadership in the sector.

4. Consistent On Time Project Delivery

Build rigorous, realistic programmes from the outset, setting clear milestones, sequencing work intelligently and anticipating risk before it impacts delivery.

Robust upfront planning is the foundation of on-time delivery. Well-structured programmes reduce costly reactive decisions and give teams confidence to perform.

5. Modern Slavery

Slavery, forced labour, servitude, and human trafficking are types of 'Modern Slavery' – criminal activity that deprives victims of their liberty and usually involves financial and other exploitation. At CDC, we conduct our business fairly, ethically, and with respect to fundamental human rights. We are committed to preventing all forms of Modern Slavery, both in our business and in our supply chains. We will not tolerate it. Our Modern Slavery policy covers both our own business and supply chain.



C. Directing effort towards brownfield sites

CDC is targeting on regenerating and transforming urban sites across Britain, with the highest potential for positive change. Reviving underutilised land and reimagining neglected buildings is often the most sustainable and impactful form of development — delivering new homes, commercial spaces, local amenities, and employment opportunities where they are most desired and most needed.

This year, CDC continued to expand its community-focused development programme — bringing together pre-planning consultation, full planning application, quality construction, interior design, property management, and workforce training under one integrated platform to accelerate meaningful, high-quality development without sacrificing quality, affordability, or environmental responsibility.

Our teams work hard to engage with the communities in the neighbourhoods we develop, and to champion our industry by showcasing the breadth of opportunities available to people from all walks of life — helping individuals overcome barriers and build a fairer, more prosperous future. We prioritise the early delivery of community benefit by bringing quality homes, new public spaces, and local employment to ensure that the communities we build within feel the positive impact of CDC's work as soon as possible.

Our Stakeholder Engagement

Stakeholder	What we stand to achieve together	Our commitment in action
Our Clients	Our clients are the reason we exist. Every project we undertake carries a personal significance — a family home, a business space, a community asset. We engage with our clients to truly understand what they want to achieve, not just what they want to build, and to earn a relationship that lasts far beyond the final handover.	• We begin every project with a free pre-planning consultation, taking time to fully understand the client's vision, goals, and budget before any formal process begins. • Every CDC client is assigned a dedicated project manager who serves as their single point of contact, providing regular updates, site photographs, and honest communication from day one to completion. • We conduct a formal satisfaction review at the end of every project and act on all feedback received — a practice that has contributed directly to our 97% client satisfaction rate. • We back every project with up to a 10-year structural warranty and remain available to our clients after handover, because we believe the relationship does not end when the building is complete.
Supply Chain & Subcontractors	A CDC project is only as strong as the team behind it. Our supply chain partners are an extension of our own standards — and we engage with them not as transactional vendors, but as long-term collaborators who share our commitment to quality, safety, and responsible practice	• We rigorously pre-qualify every subcontractor and supplier against CDC's standards for quality, health and safety, and ethical business practice before they are engaged on any project. • We cultivate long-term relationships with our most trusted supply chain partners, investing in shared understanding of our expectations so that consistency of delivery improves with every project. • We settle all supplier and subcontractor invoices promptly and fairly, honouring our financial commitments as a reflection of the same integrity we bring to our client relationships. • We actively collaborate with our supply chain on sustainability and innovation working together to find more responsible materials, smarter construction methods, and more efficient processes that benefit our clients and the environment.
Partners & Professional Bodies	CDC's network of professional partners — from architects and structural engineers to estate agents and housing associations — is central to our ability to deliver comprehensive, end-to-end solutions for our clients. We engage with these partners to strengthen our capabilities, broaden our reach, and continuously raise the standard of what we deliver.	• We maintain active membership and engagement with the Federation of Master Builders (FMB), SafeContractor, CHAS, and SSIP — contributing to industry conversations and remaining aligned with the highest professional standards. • We build long-term working relationships with architects, structural engineers, and planning consultants whose expertise complements our own — ensuring every CDC project benefits from the best available professional advice. • Through our B2B programme, we actively develop relationships with estate agents, property developers, housing associations, and commercial partners — creating a pipeline of shared opportunity across the CDC Group.

Communities & Society

The communities in which we build are not just the backdrop to our work — they are the reason for it. CDC has always understood that construction at its best improves lives, strengthens neighbourhoods, and creates lasting social and economic value that extends far beyond the boundaries of any individual site.

- We prioritise local employment and sourcing across our projects, ensuring that the jobs, skills, and economic activity created by CDC's work benefit the communities directly around our sites wherever possible.

- We engage actively with schools, colleges, and youth organisations to open doors into the construction industry for young people who may never have considered it — showcasing the breadth of career pathways available and the impact they can have.

- We operate our sites with respect for the communities around them — minimising noise, dust, and disruption, communicating proactively with neighbours, and ensuring our presence in a neighbourhood leaves a positive impression.

- We champion diversity, equity, and inclusion across all eight CDC entities — deliberately building a workforce that reflects the richness and variety of the communities we are proud to serve.

Environment & Future Generations

The buildings CDC constructs today will stand for decades. We engage with our responsibility to the environment and to future generations not as a compliance obligation, but as a genuine expression of our values, building in ways that protect the world our children will inherit.

- By specifying sustainable, energy-efficient materials and low-carbon construction methods across all CDC projects, actively working to reduce embodied carbon and the long-term environmental footprint of every build.

- By managing all construction waste responsibly through our sister entity CDC Waste Management Limited — minimising landfill, maximising recycling, and operating in full compliance with Environment Agency regulations.

- By designing and constructing buildings that meet and anticipate future UK energy efficiency standards, protecting our clients' assets against tightening regulation and reducing operational costs for the occupants who follow.

- By embedding sustainability as a core principle across all eight CDC Group entities treating environmental responsibility not as a separate agenda, but as an inseparable part of how we do business.

Investors & Financial Stakeholders

To maintain transparent, disciplined and responsible financial governance across the CDC Group — building the confidence of investors, lenders and financial partners through consistent performance, honest reporting and sustainable growth.

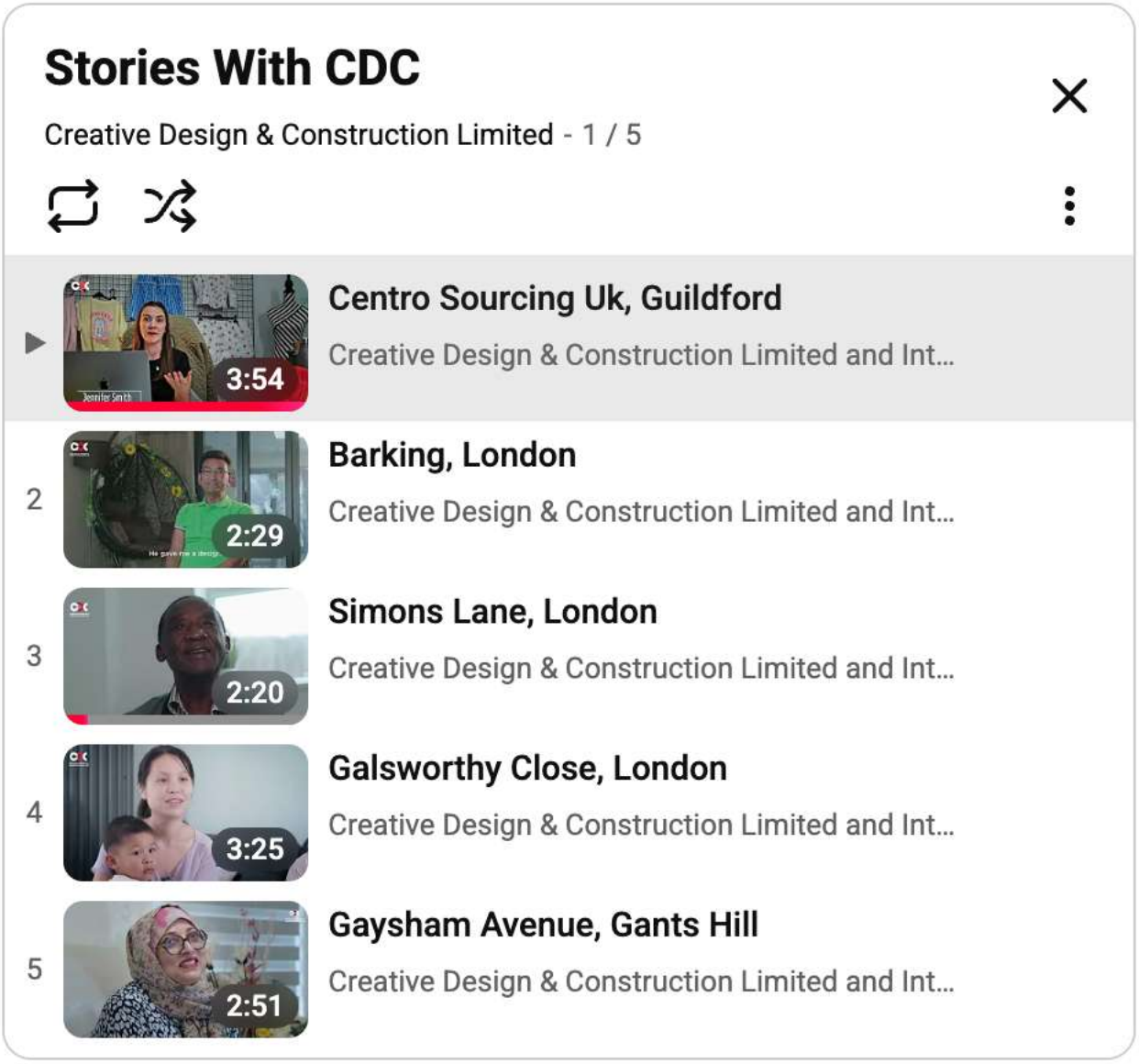
- By maintaining rigorous financial governance across all eight CDC entities, with clear lines of accountability, disciplined cost management and full compliance with all UK statutory financial obligations.

- By communicating openly and honestly with our financial stakeholders about the Group's performance, strategy and outlook — providing the transparency that genuine long-term financial relationships require.

- By pursuing sustainable, diversified growth across construction, property, interior design, training, technology and waste management — building a Group that is resilient, agile and capable of delivering returns across changing market conditions.
- By reinvesting in our people, our technology and our capabilities — ensuring that CDC's financial performance today is matched by the platform, the talent and the ambition to deliver even greater value tomorrow.

Client Orientation & Feedback

CDC places strong emphasis on understanding and meeting client needs through personalised support, responsive communication, and continuous engagement. Regular feedback is collected and evaluated to improve service quality, strengthen client relationships, and ensure that programmes and initiatives remain effective, relevant, and client-focused.



1. Raising Client Experience

CDC places strong emphasis on understanding and meeting client needs through personalised support, responsive communication, and continuous engagement. Regular feedback is collected and evaluated to improve service quality, strengthen client relationships, and ensure that programmes and initiatives remain effective, relevant, and client-focused.

Improving client satisfaction is not an aspiration at CDC, it is a measured, tracked, and continuously improved performance standard that sits at the heart of how we operate.

In line with our commitment to delivering an exceptional client experience, CDC formally measures and monitors its own performance through our Performance framework — a structured assessment that evaluates client satisfaction, overall experience, and likelihood to recommend CDC to others. This is not a self-reported exercise.

Our 2024–2025 overall satisfaction rate of 97.06% was independently verified through Google reviews, website traffic feedback, organisational surveys, and our unique live client experience initiative — ensuring that the data we report reflects the genuine, unfiltered views of the people we serve.

Feedback was collected from clients across England and Wales, spanning major cities including London, Manchester, Birmingham, Leeds, Luton, Bristol, and Cardiff — giving CDC a truly national picture of client satisfaction across the full breadth of our operations.

What makes CDC's approach to client satisfaction genuinely distinctive is our commitment to going beyond the survey. We created **"Stories with CDC"** — a live show format in which real clients share their experience of working with CDC, in their own words, on camera. These candid, unscripted conversations are available across CDC's official social media channels, YouTube and website — because we believe that the most compelling evidence of client satisfaction is not a percentage. It is a person, speaking honestly about what it felt like to trust us with their project.

Watch the stories on Youtube
https://www.youtube.com/@CDCLtd

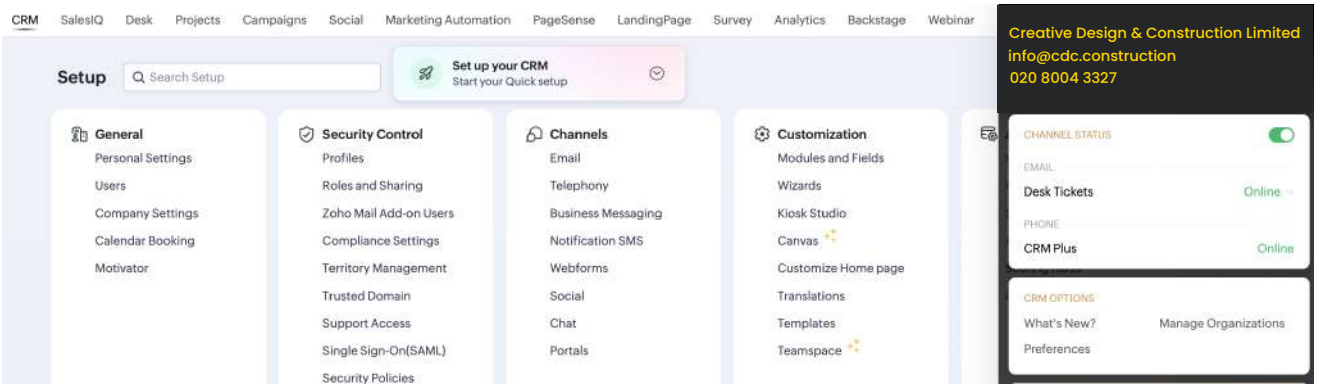
Scan the QR Code to Experience Stories With CDC

Every insight gathered through our satisfaction framework is reviewed at the most senior levels of the business, translated into operational improvements, and fed back into the way we plan, communicate, and deliver — ensuring that our 97.06% rate is not a ceiling, but a foundation to build upon.

2. Digitalisation and Automation

Our philosophy is one of digital tools in service of human touch: using the capabilities of modern technology to free our people to do what they do best, communicate more consistently, and respond to clients with greater speed and precision than ever before.

At the centre of our digital transformation is our dedicated CRM system — a purpose-built client relationship management platform operated by a specialist team of customer care professionals. This system ensures that every client query, every project update, and every communication touchpoint is tracked, managed, and responded to with accuracy and care. Our customer care team acts as the bridge between our clients and our construction operations — providing informed, timely, and human-led responses to every enquiry, supported by the data and workflows our CRM provides.



Building on this foundation, CDC is accelerating its investment in automation and artificial intelligence. We are imminently launching an AI-powered virtual assistant an intelligent, automated chat system that acts as the first line of response for residential and commercial client enquiries. This tool provides clients with instant, accurate answers to their questions at any time of day , high added value, with zero waiting and immediate access to the information they need. Where enquiries require human expertise, they are seamlessly escalated to our client care team, ensuring that the speed of automation is always backed by the quality of personal service.

At CDC, digitalisation is the infrastructure beneath our client promise — invisible when it is working perfectly, and felt in every interaction that is faster, clearer, and more helpful than it would otherwise have been.

3.Client Engagement

Our client engagement model operates across three phases. Pre-project engagement begins the moment a client first contacts CDC, with a free consultation, an honest assessment of their brief and a clear, hassle-free explanation of the process, the timeline, and the costs involved.

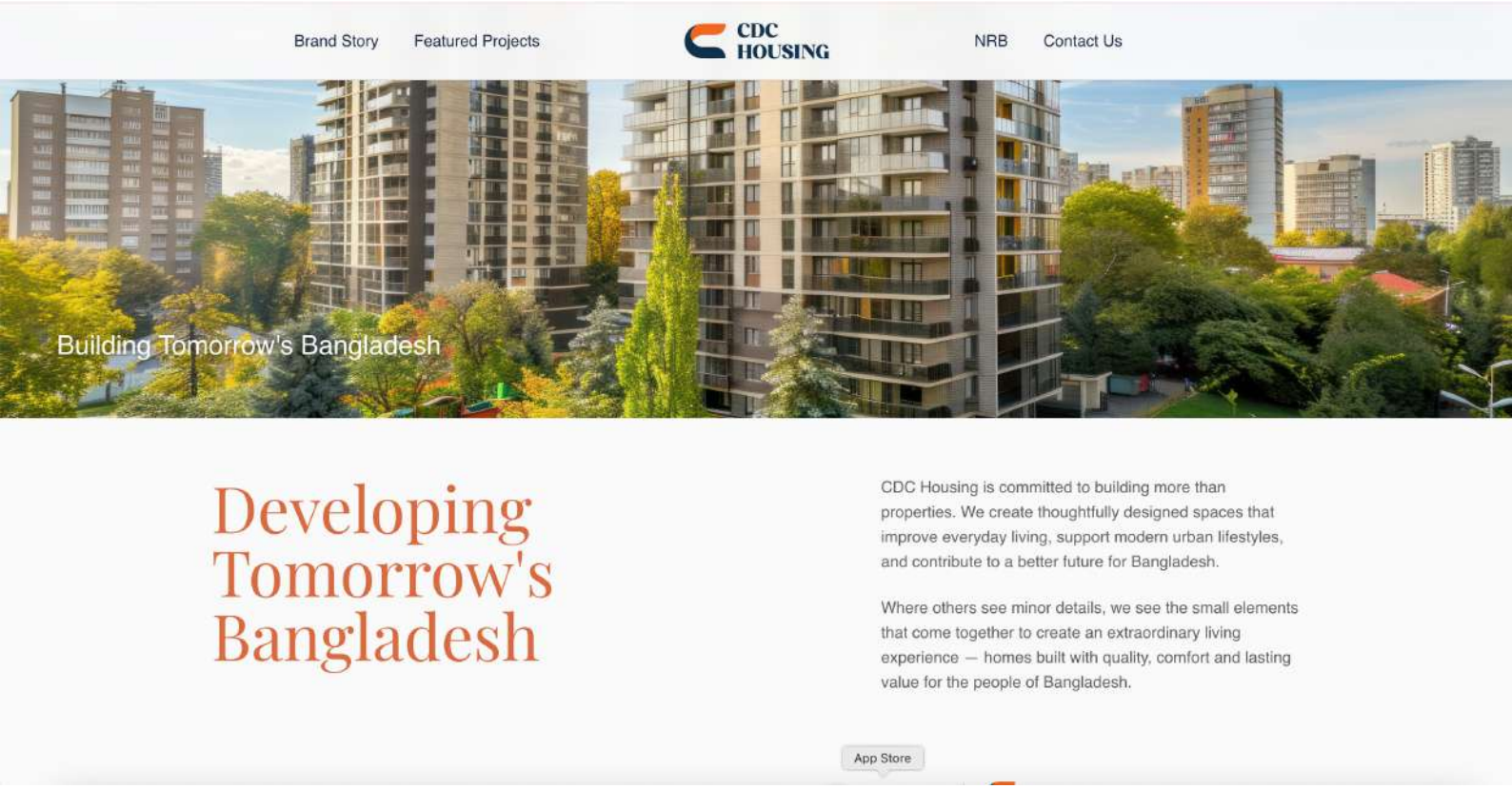
During-project engagement keeps our clients informed, confident, and in control — with named project managers, regular site updates, photographic progress reports, and proactive communication whenever circumstances change. Post-project engagement ensures the relationship does not end at handover — with structured follow-up, warranty support, and a standing invitation to bring CDC their next project.

Across our eight entities, client engagement is further supported by our digital platforms and CRM systems — enabling our teams to maintain consistent, personalised communication with clients across every stage of their journey with CDC. Because we understand that the most important thing we build is not any individual project. It is the trust that keeps our clients coming back.
our CRM provides.



Global Expension

Building Beyond British Borders



In 2025, CDC took its most significant strategic step since its founding — the launch of CDC Housing Limited in Bangladesh, marking the Group's first international venture and the beginning of what we believe will be a transformative global journey. This was not a decision made lightly, nor was it made purely for commercial reasons. It was made because CDC believes in something simple and powerful: that a safe, beautiful, well-constructed home is something every family, in every country, deserves.

Bangladesh was a natural and deliberate first step. Home to one of the world's largest diaspora communities — with millions of Non-Resident Bangladeshis living and working across the United Kingdom, Europe, and the Middle East — it represented both a genuine market opportunity and a genuine human need. CDC Housing is bringing the organization European planning standards, architectural design expertise, and quality construction methodology to Bangladesh — developing luxury residential apartments, houses, and commercial spaces in Dhaka and beyond, managed to the same exacting standards that have earned CDC its reputation in the United Kingdom.

CDC's global expansion strategy is built on the conviction that the construction and housing challenges facing the developing world — from South Asia to the Middle East, from Africa to the Americas — represent some of the most important opportunities of the coming decade. We are actively developing our presence across four major international regions: Europe, the Middle East, America, and Africa — each offering a distinct combination of growth potential, community need, and alignment with CDC's core purpose of building safe, high-quality homes and spaces for people who deserve better.
Our international expansion is guided by the same principles that have made CDC what it is in the United Kingdom — integrity, quality, transparency, and an unwavering belief that the people we build for matter as much as the buildings themselves. Wherever CDC operates in the world, those principles travel with us.

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Creative Design &
Construction Limited