

## CASE STUDY

RESTORATION AND REPAIR OF A CLASS A LISTED BUILDING



**32 Charlotte Square & 16 South Charlotte St, Edinburgh**



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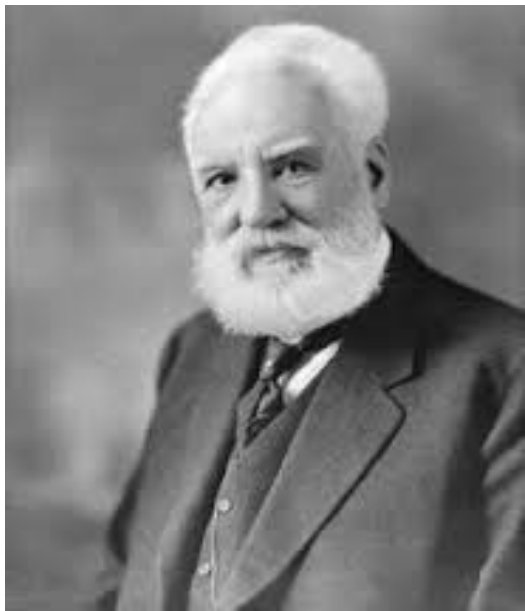
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SITE ADDRESS: 32 Charlotte Square & 16 South Charlotte Street, EDINBURGH

CLIENT: Corran Properties

ACTING ON BEHALF OF THE CLIENT: Morgan McDonald Architects



CORRANPROPERTIES

START DATE:

November 2015

DURATION OF WORKS:

16Weeks

VALUE:

£120,000,00

Introduction

Alexander Bell was born in [Edinburgh](#), Scotland, on March 3, 1847.<sup>[13]</sup> The family home was at 16 South Charlotte Street, and has a stone inscription marking it as Alexander Graham Bell's birthplace. Restorex were privileged to be appointed to carry out extensive repairs and refurbishment of the external fabrics of this landmark building, involving slating, architectural lead work, masonry and decoration.

Objectives of the project

To fully restore the external fabric of this large class A listed building. It was important to carry out the full restoration process, within budget and time constraints, whilst recognising the need for minimal disruption to the close neighbouring business .

Description of Works

- ◆ The designing, erecting and dismantling of significant areas of scaffolding, allowing access to carry out the following works.
- ◆ Extensive areas of stone replacement, both structural and aesthetic (highly decorative features)

The works consisted of cont.

- ◆ Joinery repair and renewal
- ◆ Patch render repairs and full redecoration of all facades, windows and doors

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- ◆ Extensive renewal of decorative and structural masonry
- ◆ Complete stripping and replacement off roof coverings
- ◆ Stripping and replacement of architectural lead work
- ◆ Timber repairs to windows and roofs
- ◆ Lightning protection system
- ◆ Renewal of specialist metalwork
- ◆ Refurbishment to all windows, doors and rainwater goods



Conclusion

It has been a privilege, for the whole team at Restorex, to be involved in the restoration and repair of such a significant building. It has also been a pleasure working alongside the design team, whom we found to be extremely efficient and a client who was extremely helpful and instrumental in allowing us to do what we do best. Also, allowing a major restoration to progress whilst the store has been in use for the full duration of the project.

