

Construction to start for new CDC overtaking vacant space

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Community Diagnostic Centre at St Margaret's Hospital is starting construction. The site is due to open by December 2025. [NHS Property Services \(NHSPS\)](#) are the landlords of the site and the CDC will make use of previously vacant space.

Preparation work for the construction of the Community Diagnostic Centre (CDC) at St Margaret's Hospital, Epping, has begun, as part of plans for The Princess Alexandra Hospital NHS Trust (PAHT) to provide quicker and more local access to diagnostic tests close to patients' homes.

PAHT has appointed contractor Morgan Sindall, which has begun preparatory work to establish the site boundary at the Spencer Close site. The local community will see hoarding up at the hospital site as this exciting programme gets underway.

NHS Property Services (NHSPS) are the landlords of St Margarets Hospital, and the new Community Diagnostic Centre (CDC) will make use of previously vacant space within the facility. This strategic move not only reduces void costs for the local healthcare system by utilizing otherwise unused areas, but it also represents a significant investment in the existing sites. This initiative supports NHSPS' broader goal of unlocking value across the NHS estate and delivering excellent healthcare.

There will be extended opening times and additional equipment at the St Margaret's Hospital CDC to support the current additional capacity being provided for MRI scans, X-rays and non-obstetric (non-pregnancy) ultrasounds.

Christopher Philbedge, Estates Strategy Lead, at NHS Property Services, said: "We are excited to see works commence at the Community Diagnostic Centre (CDC) at St Margaret's Hospital, Epping. It brings us

great pride to be able to support PAHT in providing the community with the excellent healthcare they need by optimising and rationalising their estate."

Michael Meredith, director of strategy and estates at The Princess Alexandra Hospital NHS Trust, said: "We are excited for construction to begin on our Community Diagnostic Centre at St Margaret's Hospital and we are looking forward to our vision taking shape in the coming months.

"The CDC will enhance patient experience by enabling our patients to be seen more quickly and closer to their homes, providing modern, integrated, outstanding healthcare to support our community."

Ryan Liversage, Area Director for Morgan Sindall Construction in Essex, said: "We're delighted to be getting started onsite at St Margaret's Hospital new Community Diagnostic Centre, as this is a key milestone in the creation of a facility that will bring a wide range of vital healthcare benefits to the local area. Thanks to a close, collaborative relationship with The Princess Alexandra Hospital NHS Trust and the ProCure 23 (P23) procurement framework, we've developed a design and a construction process tailored to the needs of the hospital's staff and the Epping community."