**Management Trainee - Commercial**

A fantastic opportunity to join the Taylor Wimpey Commercial team in Hook, Hampshire has arisen. We are looking for a customer focused candidate who is a great team worker, with excellent negotiations skills, attention to detail and considerable Business Acumen.

As a Trainee we aim to equip you with an appreciation of the Company’s overall business and an in-depth knowledge of the Commercial functions (Estimating, Surveying and Buying) within the Regional Business Unit. This will enable the Trainee to ultimately carry out a variety of activities and duties as required by the Senior Commercial Manager and Commercial Director.

**The Role:**

* Calculate all the costs on developments within the business, reporting any movements in the costs since the preparation of the Land Purchase Exercise. Costs to include, but not restricted to house pricing, labour costs, site work operations and remediation work.
* Provide a detailed cost budget and share with the site manager at the appropriate time.
* Understand the pricing of land bids and the role of the Estimator.
* Complete the apportionment of total costs to individual plots and produce a profit analysis for the

Senior Surveyor.

* Monitor and explain subcontractor and supplier cost movements.
* Make subcontractor payments, raise variation orders, agree day works and settle final accounts.
* Undertake valuations of production at budgeted costs on a monthly basis and report savings and excesses against budget costs to the Management Team.
* Forecast final accounts.
* Be aware of all Codes of Practice that impact on estimating, i.e. Building Regulations, NHBC requirements, HSE etc.
* Monitor, reconcile and recharge any costs, which relate to shared cost items with either other Businesses within the Group, or external Companies.
* Attend Pre Start, Specification and any other relevant meeting as required under the Company’s Operating Framework procedure.
* Input and maintain any computer based databases or systems.

**The Person:**

* Experience in the discipline within the housebuilding industry would be beneficial, but not essential.
* Knowledge of Building Regulations, NHBC and Health and Safety requirements would be beneficial but not essential.
* It will be necessary for the Trainee to hold a full driving licence and have their own transport
* IT literacy and knowledge of Microsoft Office

**Training Progression:**

* It will be necessary for the Trainee to enrol onto a College/University Course which is relevant to their job role to be attended on a part time basis.
* The Trainee will be appraised every three/six months to review progress.
* The Trainee’s salary will be reviewed annually.

**In order to be successful in this role you must be able to prove eligibility to work in the UK.**

**The Company:**

Taylor Wimpey is a FTSE 100 business and one of the largest residential developers in the UK, building new homes and communities across England, Scotland and Wales.

Our vision is to become the UK’s leading residential developer for creating value and delivering quality. We build over 10,000 homes each year, from one-bedroom apartments to six-bedroom houses all across the country.

Our people are passionate about the house building industry and about our customers. Culturally we pride ourselves in having a diverse work force with an opportunity to grow a career in a variety of environments. We look to develop our people in the skills and areas they are most interested in so if you are looking to join a thriving company going through an exciting period then please get in touch.

Internal applicants – please advise your Line Manager if applying for this role.

Taylor Wimpey will only accept direct applications for this position. Agencies should not apply.