

Contact Person: Rosalyn Booth
Company Name: Northern Trust
Address: Lynton House, Ackhurst Park, Foxhole Road, Chorley, PR7 1NY
Telephone No: 01257 238555
Fax No: 01257 238556
Email Address: rbooth@lyntonhouse.com
Web site Address: www.northerntrustgroup.com



NORTHERN TRUST

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PRESS RELEASE

FOR IMMEDIATE RELEASE

Date: 31st January 2007

CONSTRUCTION OF SEFTON BUSINESS PARK NOW COMPLETE!

Construction work has been completed on Northern Trust's 33,000 sq ft workshop scheme at Sefton Business Park, Aintree, Liverpool.

The scheme provides 15 workshop units in sizes ranging from 997 – 4,195 sq ft which are available to let on flexible tenancy agreements. Units over 1,000 sq ft benefit from 10% office space, with all units including heating, lighting and security shutters. The Park benefits from a remotely monitored CCTV system, secure perimeter fencing, with access to the site via electronically operated gates.

The scheme with a value of around £2m is owned by Northern Trust Company based in the North West; which has a portfolio of over 8 million sq ft of industrial and office accommodation located throughout North and Midlands with over 3,200 tenants, and 2,000 acres of land. In Merseyside they hold c 400,000 sq ft of predominately industrial/office accommodation on 14 sites.

“It is great to see new high quality workshop units on this formerly derelict site. Once the development is fully occupied, it will have created a range of jobs for the area” commented Fred Mahoney, Vice Chair, Atlantic Gateway Programme.

The site at Sefton was acquired from the Northwest Development Agency. Northern Trust secured nearly £800,000 of grant funding towards the development through the European Regional Development Fund (ERDF) as part of the Atlantic Gateway programme.

Mike Grindrod from Northern Trust commented “High demand due to a lack of suitable quality workshop space in the area was the primary motivation for developing the workspace at Sefton Business Park. Two units were occupied immediately on completion, and there are a number of further lettings in the pipeline. The site is attractive to security conscious occupiers and is situated in an established location, which has recently benefited from significant investment, particularly to the local infrastructure.”

Sefton Business Park which is located on Deltic Way, Aintree, just off the A59 close to Aintree Racecourse, was officially launched on the 1st February, when local dignitaries and agents were invited to attend a breakfast reception at the site. The site is conveniently located for local amenities and is close to the M57 providing excellent links to the national motorway network.

Anyone looking for new premises in the area will be able to view the premises at the open event on Wednesday 21st February between 10:00 am and 3:00 pm when joint agents Whittle Jones and Matthews & Goodman will be on hand to discuss any requirements. Further details and property particulars can also be obtained from Whittle Jones North West (01257 238666) and Matthews & Goodman LLP (0151 236 8732)

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Notes to Editors: Press Enquiries to Rosalyn Booth/Jonathan Livesey, Northern Trust, 01257 238555.



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