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NORTHERN TRUST

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PRESS RELEASE

FOR IMMEDIATE RELEASE

Date: 12th September 2006

NEW LETTINGS AT SYCAMORE COURT!

Following a recent company expansion BBS Limited has taken a circa 9,900 sq ft unit on a 5 year lease at Sycamore Court, Runcorn; whilst Bespoke Architectural Structures have moved into a 3,530 sq ft unit also on a 5 year lease. BBS Limited previously occupied unit 5 on Sycamore Court before their move to the larger premises.

The 45,970 sq ft, 11 unit scheme at Sycamore Court, Runcorn is owned by Northern Trust Company Limited, part of the Northern Trust Group based in Chorley, Lancashire. Northern Trust Company has a current portfolio in excess of 8 million sq ft located throughout the Midlands and North of England.

John Marrow, Regional Property Manager for Whittle Jones (North West) the Agents acting on behalf of Northern Trust said "We are delighted to announce the two new lettings to BBS Limited and Bespoke Architectural Structures. The location of the premises together with our ability to offer flexible solutions meant we were able to meet both companies' current business requirements. Runcorn continues to appeal to local and regional businesses looking for well located industrial premises."

BBS Limited have been distributing structural and external pre-decorated flat sheet products to the building industry for the past 3 years, with a prestigious customer base that includes the likes of Countryside Properties, Bovis Homes, William Lea Ltd and Eleco Timber Frame Specialists. BBS have recently acquired an adhesives company, aptly named BBS Adhesives, a venture which now allows the company to supply all adhesive products, particularly contact spray adhesive. Contact spray adhesive is primarily sold into the joinery, shop fitting, and carpet installing industries. Following the acquisition of the adhesives company BBS now manufacture composite bespoke panels, such as window/door panels and insulated flooring chipboard panels.

Michael Wheelhouse of BBS Limited commented "BBS have always had to keep one step ahead of the competition, hence the reason for a prestigious move to new and bigger premises. The company's recent acquisition of BBS Adhesives along with the continued

growth of BBS customer base, only cements the need to move to Number 1, Sycamore Court. The location of these new premises allows us to reach all major road networks within 10 minutes, thus enabling BBS to achieve its major agenda – a number one service to our customer base”.

Historically BBS have been supplying building contractors and property developers. The location of the new premises has given BBS the scope to open up to builders and DIY enthusiasts as a builders merchant, supplying everything from tools to insulation, into the Runcorn and all surrounding areas such as Stockton Heath, Frodsham, Helsby, and Warrington.

Chris Swan of BBS Ltd continued “BBS are proud to be in partnership with Northern Trust and Whittle Jones, and are excited by the potential such a unit brings to the future of BBS Limited. The new trade counter will be open early October, when all will be welcome to our fun day opening in association with Wire FM”.

Sycamore Court comprises a high quality industrial development providing individual units ranging from circa 1,870 sq ft to 9,860 sq ft. The units are of steel portal construction with microrib composite cladding to the front elevations and benefit from ample car parking, circulation and loading areas all situated in an attractive landscaped environment.

Sycamore Court was the second scheme to be undertaken by Delma Developments’ at the flagship ‘Manor Park’ estate. Northern Trust Group subsidiary Delma Developments also developed Rokeby Court, located adjacent to Sycamore Court which is now fully let. Manor Park is a flagship 300 acre business park located midway between Warrington and Runcorn with landscaped boulevards and low level density of buildings. Major occupiers on the Park include Origin, Business Post, and Yokogawa. Sycamore Court is situated off Warrington Road in the heart of Manor Park which is located adjacent to the A558 Daresbury Expressway providing access to Junction 11 of the M56, which is within two miles. Runcorn and Warrington benefit from main line intercity links to London. Liverpool Airport is approximately 15 minutes travel time, with Manchester Airport 25 minutes.

Following the latest two lettings there are now only 3 units available, with sizes ranging from circa 2,575 sq ft to 5,095 sq ft. For further details and property particulars please contact Managing Agents for the scheme Whittle Jones (01257 238666).

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