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PRESS RELEASE

FOR IMMEDIATE RELEASE

Date: 7th September 2026

NORTHERN TRUST COMPLETES MAJOR REFURBISHMENT AT WEST CHIRTON (SOUTH) INDUSTRIAL ESTATE

Northern Trust Company Ltd has completed a significant refurbishment programme at Unit 3B at West Chirton (South) Industrial Estate in North Shields, transforming the 21,075 sq ft industrial unit into a modern, high-quality facility.

The comprehensive programme of works included a **full roof replacement, new external cladding, a complete strip out and renewal of the office and WC facilities,** together with a **full rewire incorporating energy-efficient LED lighting throughout the property.**

The refurbished unit has now been occupied by an existing tenant at the estate, Furniture Resource Centre Limited, part of FRC Group, which has expanded from its previous 10,262 sq ft unit into the larger accommodation. The move more than doubles the organisation's floorspace and demonstrates the benefits of Northern Trust's ongoing investment in its portfolio.

Commenting on the refurbishment, **Barry Nelson, Regional Property Director at Northern Trust**, said: *"We are pleased to have completed this extensive refurbishment at Unit 3B, which has transformed the property and brought it up to a high standard for modern industrial use. The works demonstrate our continued commitment to investing in and improving our properties, ensuring they provide high-quality accommodation that meets the needs of today's occupiers. It is particularly pleasing that the refurbished unit has enabled an existing tenant to expand within the estate."*

Extending to approximately 72,159 sq ft overall, West Chirton (South) Industrial Estate comprises more than 24 industrial and workshop units arranged across multiple blocks, offering accommodation from 580 sq ft through to 21,075 sq ft, suitable for industrial, warehouse, storage and trade counter uses.

The estate is located off Norham Road in North Shields, providing excellent access to the A1058 Coast Road, Newcastle city centre, the A19 and wider regional transport links including the Tyne Tunnel and Port of Tyne. The estate also benefits from its proximity to Tesco Superstore and Silverlink Shopping Park, making it a well-established and accessible commercial location for occupiers across a range of sectors.

For more information on available premises at West Chirton (South) Industrial Estate, please contact Northern Trust's North East office on 0191 221 1999 or email northeast@northerntrust.co.uk

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Notes to Editors:

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Northern Trust is a family-owned private company, established in 1962, with a successful track record in property investment, development and strategic land promotion.

The existing property portfolio extends to 9 million sq ft of industrial, trade counter and office parks, together with more than 4,500 acres of land throughout the UK, with circa 1,500 acres currently being promoted through the planning process for mixed use development.

The Industrial and Office portfolio contains more than 4,000 individual units with industrial unit sizes ranging from as little as 285 sq ft up to c 50,000 sq ft and office suites from as little as 1 person upwards. Premises are situated in over 200 separate locations and the portfolio extends from the South Midlands to the central belt of Scotland. Through recent acquisitions and new development over 500,000 sq ft has been added to the portfolio within the last 2 years. The portfolio is actively managed by Northern Trust's Regional Teams with offices in the North West, North East, Yorkshire, Midlands and Scotland.

New and existing customers looking for industrial and office accommodation can search the NTProperties.co.uk website.

In addition, the development team has project managed the construction of circa 4 million sq ft of commercial space in 50 locations with over 600,000 sq ft currently on site or in the development pipeline.

The strategic land team at **Northern Trust** has secured planning for circa 4,500 new homes over the last 2 years and has current projects covering more than 60 sites with potential to bring forward more than 10,000 new homes. The company works closely with landowners, developers, local authorities and local communities to deliver development across the UK. Please see NTLand.co.uk website for further details.

Northern Trust has substantial funds available for new investment, development, and strategic land acquisitions throughout the UK. For more information please visit the website at www.northerntrust.co.uk