

SEGRO starts 2010 with two new leases at Heywood Park



Europe's leading provider of flexible business space, SEGRO, has started the year in a confident mood with the announcement of two new deals at Heywood Distribution Park (HDP) in Rochdale, Lancashire. The New Year deals follow a successful 2009 for the Park, which saw an impressive 32,726 sq m (347,144 sq ft) of lettings completed.

Unit B11 has been let to MDWS (UK) Ltd (Modular Decanting Ward Solutions) on a 10-year lease with a five-year break. The building is 5,852 sq m (63,000 sq ft) in total and the company has signed a rent of £4.25 per square foot. MDWS (UK) Ltd designs, manufactures and installs bespoke modular buildings for specific clients such as the NHS. Impressively, the deal was completed two and a half weeks after the initial viewing, illustrating SEGRO's ability to

deliver flexible business space in a short space of time.

SS Logistic Services Ltd has snapped up Unit M4, totalling 2,787 sq m (30,000 sq ft). The local haulage contractor has taken the building on a five-year lease, at a headline rent of £4.50 per square foot. The company will utilise the space to supply high quality and economically integrated supply chain solutions to its customers.

David Bridges, Business Unit Director, National Markets at SEGRO said: "The two deals at Heywood Distribution Park indicate that occupiers are taking a pragmatic approach to letting in the current market and are being rewarded with excellent flexible space in great locations at attractive prices. The acquisition of Trafford Park in August 2009 signals an emerging commercial presence for SEGRO in the North West. We now have the ability to offer comprehensive business space solutions on two of the most strategically placed industrial parks in the North West."

HDP enjoyed a successful year in 2009 despite difficult market conditions. A steady stream of deals were exchanged that included; Fowler Welch Coolchain, which let 9,382 sq m (101,000 sq ft) at the Park, and JD Sports, which extended its existing space by occupying an extra 5,574 sq m (60,000 sq ft). SEGRO's ability to accommodate such a wide range of requirements is testament to its capacity to cater for every occupier's needs.

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For further information please contact:

Roland Dransfield PR

Louise Schofield/Nicky Hughes

0161 236 1122

Firstname.lastname@rdpr.co.uk