

BUSINESSES JOIN THE BUZZ AT THE BEEHIVE

The Beehive is a prestigious 3 storey office building in Blackburn, which has recently undergone an extensive refurbishment programme to provide a range of modern high quality office accommodation, with small flexible suites from just 179 sq ft (2 persons upwards).



Since completion of the works Whittle Jones has secured 6 new lettings, which have included FBX Solutions Ltd.

FBX Solutions Ltd completed a 3 year deal on suite 1J. Managed by a father and son team with over 40 years of experience within the defence and aerospace sector, FBX Solutions are a Management Consultancy business that specialise in areas such as quality assurance, health & safety management, operational improvement and offer a cradle-to-grave business relocation service.

Businesses at The Beehive can benefit from a high speed internet connection and a range of flexible leasing options tailored to meet individual needs.



over half of the new office suites which is certainly creating a buzz in the air."

With Junction 5 of the M65 in close proximity, The Beehive benefits from excellent transport links to the wider motorway network with Preston 13 miles away and Manchester within a 40 minute drive.

WELCOME...

Whittle Jones specialises in the provision of industrial and office accommodation predominantly, but not exclusively, for small businesses. The Company endeavours to assist these businesses with their occupational requirements through the provision of suitable accommodation on flexible user-friendly terms.

We are pleased to be able to showcase a selection of our new occupiers and customers' expansion success stories within this edition of our Property Focus; as well as providing an update on the Small Business Rates Relief Scheme.



Don't forget you can now connect with us on social media via our Facebook, Twitter and LinkedIn pages.



PHIL HUME, Management Surveyor at Whittle Jones North West added *"The refurbishment work at The Beehive has also seen creation of a new large break out area, meeting room facilities, 24 hour CCTV security and new reception area. We are delighted that we have secured lettings for*



For more details you can visit the dedicated website at www.thebeehive-blackburn.co.uk or please call the North West office on **01257 238666** or email northwest@whittlejones.co.uk

DECOR CLADDING DIRECT AND THOMAS SWAN & CO JOIN CONSETT'S NUMBER ONE INDUSTRIAL ESTATE

**A growing North East home decor firm,
Decor Cladding Direct and
independent chemical manufacturing
company Thomas Swan & Co have
moved to Consett's Number One
Industrial Estate.**

Decor Cladding Direct (DCD) opened its newest showroom on the estate earlier this year, adding to its existing outlets in Sunderland, Washington and Whittle Jones' Airport Industrial Estate in Newcastle. The Consett unit is the fourth in a chain of planned showrooms across the North of England.

Managing Director, **PHIL MORDEY** said *"The move to Consett has allowed us to further extend our reach across the region making it easier for our trade and public customers to get access to our products. We chose Number One Industrial Estate because there has been a lot of investment in this area and Consett has a thriving community with lots of consumer and trade demand for our products. The cladding market is growing rapidly as printing and manufacturing techniques become more and more advanced. We have really seen the product evolve over the last 15 years, particularly within the past 2 years.*

Cladding is now considered a far more desirable and aspirational home decor option than ever before with a growing trend to use the product beyond the bathroom and into all areas of the home as well as in commercial areas. We're hopeful that our new Consett showroom will help us showcase this to a wider audience and allow us to grow our business further as we look to expand throughout the North."

The company also sells online under the DCD brand **www.decorcladdingdirect.com** as well as a sister brand, Bathroom Cladding Direct. It also manufactures its own range of Super Paneling cladding products.



For more details about Number One Industrial Estate visit the dedicated website at **www.numberoneindustrialestate.co.uk** or please call the North East office on **0191 221 1999**



TRANSFORMATION AT JEWELLERY BUSINESS CENTRE IN BIRMINGHAM

Academy Transformation Trust has taken 1,674 sq ft of office space at Jewellery Business Centre. They have completed a 3 year lease agreement on a combined large office and 2 smaller suites.

Academy Transformation Trust is a not for profit organisation comprising of primary and secondary academies and further education provision. They believe the future success of education relies on schools collaborating, innovating and improving together, whilst always seeking better ways of offering those in their care opportunities to achieve. Their academies and their people support each other to deliver the very best education for their pupils. For more details about the trust please visit:

www.academytransformationtrust.co.uk

CLAIRE PRITCHARD, Chief Operating Officer at Academy Transformation Trust said, *“When searching for a new location for our head office in Birmingham, cost and an improved working environment were key considerations. We are delighted with our new office space in the Jewellery Business Centre as it offers a space that enables us to work more collaboratively, and benefits from strong links with local transport. Most importantly, as an education charity it offers us great value-for-money which means that more of our funds can reach the classroom. During our move and whilst settling in, the Whittle Jones team have been extremely helpful and accommodating in making our new home perfect for our needs.”*



Jewellery Business Centre is a secure 24 hour access-controlled office building situated in the heart of Birmingham's Jewellery Quarter, just 1 mile from the City Centre. Jewellery Business Centre offers serviced office accommodation from 2 person upwards offering fully furnished offices with state of the art telephony and fast broadband internet connection. The centre has friendly front-of-house staff to create a great first impression from meeting and greeting visitors to professional personalised telephone answering.

DAWN WEBSTER, Lettings Manager at Whittle Jones Midlands commented; *“We were delighted to be able to assist Academy Transformation Trust with their search for the perfect office to relocate their staff in Birmingham within a short timescale. Jewellery Business Centre offered an ideal solution for them with a large open plan office for their staff along with two smaller separate offices for use as meeting rooms.”*



Thomas Swan & Co Ltd an independent chemical manufacturer, with offices and warehousing in the UK, USA and China and a global network of distributors have completed a 9 year lease agreement on Unit 14D on the estate covering 8,263 sq ft. The company services the domestic and international markets and exports to over 80 countries worldwide. Founded in 1926 in Consett, still home to their manufacturing facilities; Thomas Swan today produces over 100 products. From their early beginnings in road surfacing, the company has diversified into a wide range of businesses including photonics, protein separation, flat screen displays, contract research, MOCVD reactors and hydrogen storage. For more details on Thomas Swan & Co Ltd please visit their website at **www.thomas-swan.co.uk**

DAVE HERRON, Logistics Manager at Thomas Swan & Co Ltd commented *“Unit 14D will provide additional Warehouse space in addition to the main Thomas Swan site in Consett. Due to increased demand and in line with our growth strategy the unit will provide additional pallet spaces to store key products. Increased stock levels will mean we can provide shorter lead times and improve customer service. In addition, part of the unit will also be allocated to our Engineering Department as storage for equipment used in our manufacturing processes.”*

Number One Industrial Estate is a modern industrial estate covering 733,000 sq ft of commercial space in a range of workshop, industrial, trade and warehouse units. The estate is situated in an established area in Consett with easy access to the A1(M).

For more details about Jewellery Business Centre please visit the dedicated website at **www.jewellerybusinesscentre.co.uk** or call Whittle Jones Midlands on **0121 523 2929**



HEALTHY IMAGE AT REDWOOD COURT, DINNINGTON

Whittle Jones are delighted to announce the new letting to Health Imaging Solutions Ltd on a 5 year deal.



Health Imaging Solutions Ltd was founded in 2016 to change the way institutions manage their diagnostic imaging equipment. The company have extensive experience in servicing and repairing medical imaging equipment as well as looking after installations, de-installations and projects for such equipment. From the premises at Redwood Court the company offers CT refurbishment bays, cryo-storage for MRI systems, along with parts and test equipment, plus storage facilities.

MICHAEL BRADFIELD, Chairman at Health Imaging Solutions commented *"We are pleased to have moved into Unit 1 Redwood Court, and are very impressed by the facility. As a new business, the combination of office space and warehouse is ideal for us, as is the location just off Junction 31 of the M1 motorway. We are delighted to have the space we need to expand our service offering to the medical imaging market."*

Redwood Court is a modern high quality trade counter development situated in an ideal location off Outgang Lane in Dinnington. Arranged in 4 terraced blocks either side of Campbell Way, the units have been constructed to a high specification and include fully fitted offices with suspended ceilings and quality carpeting.

DAVID LEE, Regional Property Director at Whittle Jones added *"We are pleased to welcome Health Imaging Solutions Ltd to the estate. Redwood Court is situated in an excellent location with direct access to Junction 31 of the M1; and is popular with trade occupiers looking for a secure and established base."*

For more details about Redwood Court please contact Whittle Jones on **01924 282020** or email yorkshire@whittlejones.co.uk



DRUM FOR SP



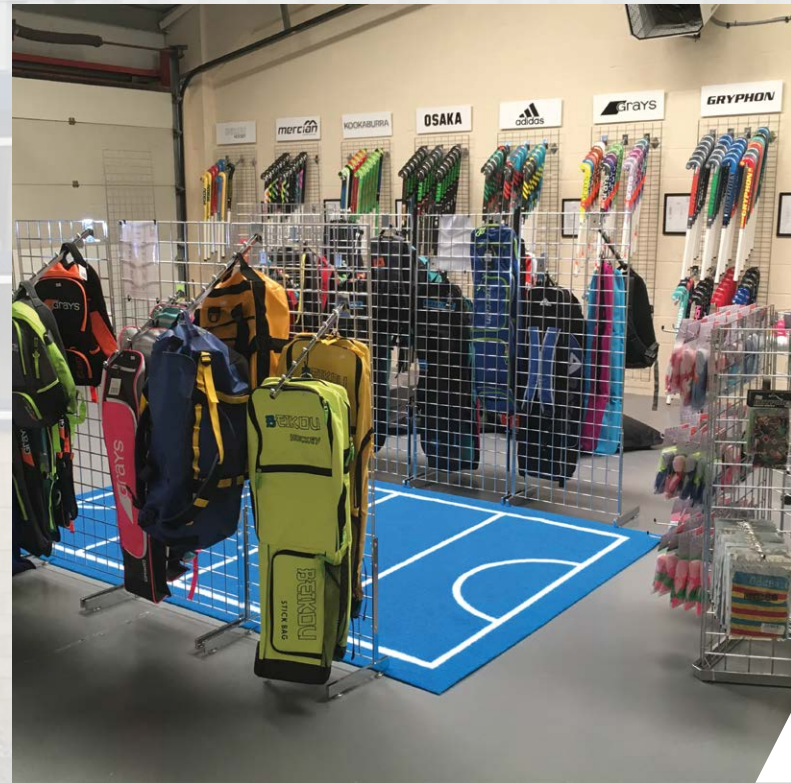
IS NUMBER ONE SPORTS WAREHOUSE

One Sports Warehouse joined Drum Industrial Estate in the summer of 2016 and has already doubled its capacity on the estate.

One Sports Warehouse is a specialist sports based retailer, run by Simon Lee and Lynne Dobison. **SIMON** commented about the expansion strategy "We opened our original unit on 1st August 2016, and since then have moved to our new 1,600 sq ft unit. We are delighted to have had to move after only 7 months of trading, which shows that there is a gap in the market for this sector. We love having an industrial unit as it allows our customers to experience our 'demo area' which is built into the store. We currently stock Field Hockey equipment but are always on the lookout for new sports equipment to add to our offering." Further details can be found on the company's dedicated website at www.one-sports-warehouse.com

Drum Industrial Estate extends to almost 40,000 sq ft of modern industrial / trade counter space and is currently fully let. **NICK KILKENNY**, Management Surveyor at Whittle Jones said "Drum Industrial Estate fronts the main A693 and is located less than 1 mile from Junction 63 of the A1(M). With its excellent transport links to the wider region it makes it the ideal base for companies to run their business from.

Whittle Jones is committed to assisting its occupiers to expand and relocate within its portfolio wherever possible; so we are delighted that we were able to meet the growing aspirations of One Sports Warehouse and secure their continued business at Drum Industrial Estate."



For more details about Drum Industrial Estate please visit the Whittle Jones website at www.whittlejones.com or please call Whittle Jones North East on **0191 221 1999**



RETAIL HUB @ SIMMS CROSS ATTRACTS NEW BUSINESS

Whittle Jones recently welcomed Kidz Cabin to their rebranded Simms Cross Retail Hub. Kidz Cabin moved into a double retail unit totalling 945 sq ft on a 3 year deal, having a requirement to expand their operations within Widnes Town Centre.

The company specialise in children's clothing and offer a wide range of stock from designers such as Sarah Louise, Pretty Originals, and Emile et Rose. They also offer personalised embroidery, bibs, baby grows, christening and communion dresses and handmade knitwear. **ELAINE TOOLE**, owner of the Kidz Cabin, commented "We are delighted to have moved into The Retail Hub @ Simms Cross. The space, layout and specification of the unit has allowed us to better

showcase and expand our product range, which has created an excellent opportunity for our growing business."

The Retail Hub @ Simms Cross is a modern development situated in a popular location fronting Widnes Road. Offering flexible retail accommodation, the units are split into two separate terraced wings, offering on-street access via double doors and a rear loading / delivery facility.



Terry's Fish Bar has been an occupier on site since early 2016, providing high quality takeaway meals to the local community.

NICK HEMMINGS, management Surveyor at Whittle Jones added "We are delighted to welcome Kidz Cabin to the Retail Hub; and are pleased with the success that Terry's Fish Bar has achieved since they took occupation. With only 2 retail units remaining, we are confident that the Retail Hub will continue to grow in popularity and further establish itself as a prominent retail location for a variety of occupiers, within Widnes Town Centre."

The Retail Hub is in close proximity to Widnes Shopping Park which is located within 4 minutes' walk and includes retailers such as Marks and Spencer, Boots, Topshop and eateries such as Costa Coffee and KFC. Asda and McDonald's restaurant are also located within 2 minutes' walk. The units are suitable for a variety of uses including shops, takeaways and restaurants, subject to obtaining planning consent from the local authority.

The Business Hub @ Simms Cross, located above the Retail Hub, offers high quality refurbished office space available for immediate occupation.



For more details about The Retail Hub @ Simms Cross please visit the dedicated website at www.simmscross.co.uk/retailhub/ or contact Whittle Jones on **01257 238666** or email northwest@whittlejones.co.uk

INDUSTRIAL & OFFICE ACCOMMODATION TO LET

NORTHERN TRUST EXPANDS PORTFOLIO THROUGH NEW ACQUISITIONS

Northern Trust has recently expanded its portfolio having acquired a number of estates in Scotland, the North East, Yorkshire, North West and Midlands.

Over the last 12 months over 400,000 sq ft of multi let industrial accommodation has been acquired as Northern Trust continues in its aim to provide high quality office and industrial properties for small and medium sized companies on flexible terms.

Each of the new sites is actively managed by Whittle Jones regional offices in Birmingham, Chorley, Wakefield and Newcastle. Whittle Jones is committed to supporting SME expansion and relocation within the portfolio.



DEWAR COURT, RUNCORN (PART OF THE HALTON PORTFOLIO) - purchased in December 2016 covering 85,254 sq ft.



NEWPORT SOUTH BUSINESS PARK - purchased in April 2016 covering 41,837 sq ft in 8 units.



Excelsior Park, Wishaw nr Motherwell – purchased in July 2017 covering 109,523 sq ft

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Any occupier referring a new customer to Whittle Jones will receive a **£250 introduction incentive** on completion of the new lease or tenancy agreement.

Introduce a new occupier, SPEAK TO THE TEAM TODAY!

NORTH WEST:
01257 238666
NORTH EAST:
0191 221 1999
YORKSHIRE:
01924 282 020
MIDLANDS:
0121 523 2929

WELCOME TO THE WHITTLE JONES TEAM



Whittle Jones are pleased to welcome **James Humphreys** to the team.

James has joined the Yorkshire region as Management Surveyor and will be looking after premises throughout Yorkshire and Lincolnshire.

SMALL BUSINESS RATES RELIEF INFORMATION

The Government has recently announced an enhanced small business rates relief scheme which came into force from 1st April 2017 in conjunction with the 2017 rating revaluation. This will allow qualifying ratepayers to receive up to 100% relief on payment of business rates.

You can get small business rate relief if:

- ▶ You are **only the ratepayer** for one property
- ▶ Your property's 2017 **rateable value is less than £15,000**

Contact your local council to apply for small business rate relief.

WHAT YOU GET

You'll get 100% relief for properties with a rateable value of £12,000 or less. This means you won't pay any business rates at all. The rate of relief will gradually decrease from 100% to 0% for properties

with a rateable value between £12,001 and £15,000.

IF YOU HAVE MORE THAN ONE PROPERTY

You can get small business rate relief if the rateable value of each of any additional properties is less than £2,900 and the total value of all properties does not exceed £20,000. The relief is applied against the main property only.

For further details on the **SMALL BUSINESS RATES RELIEF** please contact your local billing authority.



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WHITTLE JONES MIDLANDS

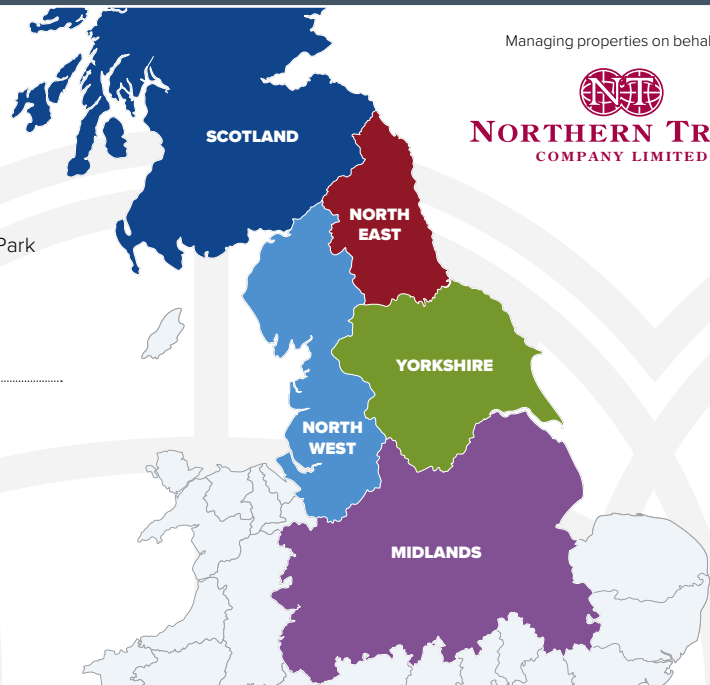
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