



LARGEST OFFICE DEAL IN THE REGION CONFIRMED

Acting on behalf of Regional REIT we are delighted to confirm that we have let Buildings One and Two Newstead Court, Sherwood Park, Annesley, J27, M1. These two detached modern 2004 built office buildings total 146,000ft² and have been let to a specialist electronics manufacturer who will use the premises both as their HQ office and for the assembly and production of specialist high quality electronic components.

It is always a great pleasure to work with John Gouldthorp, Asset Manager at ESR, who advised Regional REIT. John's straightforward and practical advice helped us take clear messages to occupiers that we are here to do business.

Office buildings are now not only just used for traditional office uses but are multipurpose facilities - the accessibility of the site and its connectivity with the M1 being a significant attraction which helped us lease these buildings. Take up within the office sector is now back up to circa 85% of pre Covid figures and we can foresee that there will be not only a shortage of high-quality offices available but limited opportunities where we can create high quality offices without there being any new build proposals in the offing.

ENDS

John Proctor
17th July 2026

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