

Unit Availability:

SPECIAL OFFERS AVAILABLE on the specified units. Quoting rentals are inclusive of rent and service charge. Figures are based on three year rental agreements incorporating tenant break options.

| Workshop Unit | | Sq M | Sq Ft | Rent Only per annum * | Inclusive licence ** Per month Ex Rates £ | Special Offers |
|---------------|-------------------|--------|-------|-----------------------|---|--|
| 1 | Ground | 274.75 | 2,958 | Let | Let | |
| | Mezzanine | 16.00 | 172 | | | |
| 2 | Ground | 179.60 | 1,933 | Let | Let | |
| | Mezzanine | 16.00 | 172 | | | |
| 3 | Ground | 179.44 | 1,932 | Let | Let | Available from 1 st Sept 2010 |
| | Mezzanine | 16.00 | 172 | | | |
| 4 | Ground | 87.97 | 947 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 5 | Ground | 88.13 | 949 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 6 | Ground | 87.97 | 947 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 7 | Ground | 88.28 | 950 | Let | Let | Under Negotiation |
| | Mezzanine | 15.00 | 161 | | | |
| 8 | Ground | 53.07 | 571 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 9 | Ground | 53.07 | 571 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 10 | Ground | 53.07 | 571 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 11 | Ground | 53.07 | 571 | 7930 | 610 | Available from 1 st Sept 2010 |
| | Mezzanine | 15.00 | 161 | | | |
| 12 | Ground | 53.07 | 571 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 13 | Ground | 53.07 | 571 | Let | Let | |
| | Mezzanine | 15.00 | 161 | | | |
| 14 | Linked to Unit 23 | 70.00 | 795 | Let | Let | |
| 15 | Linked to unit 22 | 70.00 | 758 | Let | Let | |
| 16 | Ground | 70.00 | 759 | Let | Let | |
| 17 | Ground | 70.00 | 759 | Let | Let | |
| 18 | Ground | 71.00 | 759 | Let | Let | |

| Workshop Unit | | Sq M | Sq Ft | Rent Only per annum * | Inclusive licence ** Per month Ex Rates £ | Special Offers |
|------------------------|-------------------|-------|-------|-----------------------|---|----------------|
| Workspace Units | | | | | | |
| 19 | Ground | 24.99 | 355 | Let | Let | |
| 20 | Ground | 33.29 | 344 | 4296 | 358 | |
| 21 | Ground | 33.76 | 344 | Let | Let | |
| 22 | Linked to unit 22 | 33.76 | 344 | Let | Let | |
| 23 | Linked to unit 14 | 34.68 | 355 | Let | Let | |

Information correct as of:

26th August 2010

AGENTS: Mason & Partners Jon Swain 0151 227 1008
 Chris Rowlands & Co Chris Rowlands 01226 791 984

Subject to contract & DBH Board approval- available on flexible all inclusive licences or traditional leases.

* Exclusive of rates, VAT, service charge and all other outgoing

** Licence Fee inclusive of gas, service charge and furnishings

Ground Floor Office Availability:

| Office Suite | Number Of Workstations | Notes | Fully Furnished & Fully Inclusive Licence Fee (per Month) + VAT |
|--------------|------------------------|-------------------|---|
| G01 | 5 | LET | LET |
| G02 | 5 | LET | LET |
| G03 | 5 | LET | - |
| G04 | 2 | LET | - |
| G05 | 2 | | £520 |
| G06 | 2 | | £520 |
| G07 | 2 | LET | LET |
| G08 | 2 | LET | LET |
| G09 | - | Small Meeting Rm. | - |
| G10 | - | Managers Office | - |
| G11 | - | Large Meeting Rm. | - |
| G12 | 3 | | £960 |
| G13 | 3 | | £720 |
| G14 | 3 | HUB SPACE | |
| G15 | 3 | LET | LET |
| G16 | 3 | HUB SPACE | |
| G17 | 7 | | £1,820 |
| G18 | 6 | LET | LET |
| G19 | 7 | LET | LET |

Notes

- See Appendix B for floor plan
- Subject to DBH Board Approval
- Terms Valid for 30 days
- Broadband product & Telephone calls charged separately
- Based upon DBH standard Terms and Conditions