

**Schroders**

**Schroder Real Estate Investment  
Trust – Valuation Schedule**

**June 2017**

## Valuation Schedule – Investments

Asset name and address	Sector	Value (£m)
<b>Value over £25 million</b>		
MANCHESTER City Tower (25% ownership)	Office Mixed	41.7
LONDON Bloomsbury (50% ownership) Store Street	Office	35.7
BEDFORD St John's Retail Park	Retail	34.4
BRIGHTON Victory House Trafalgar Place	Office	31.0
<b>Value £10-£25 million</b>		
MILTON KEYNES Stacey Bushes Industrial Estate Monks Way	Industrial	24.8
HEADINGLEY Arndale Centre	Retail	24.8
LEEDS Millshaw Industrial Estate	Industrial	27.2
UXBRIDGE 106 Oxford Road	Office	18.3
SALISBURY Churchill Way West	Retail Warehouse	14.5
NORWICH Union Park Industrial Estate	Industrial	14.3
LONDON W3 7 & 8 Allied Industrial Estate Warple Way	Industrial	13.0

LUTON The Galaxy Leisure Centre Bridge Street	Other	12.9
BASINGSTOKE Churchill Way	Retail Warehouse	11.8
ALFRETON The Recticel Unit	Industrial	10.0
<b>Value between £5-£10 million</b>		
BLETCHLEY Watling Street	Retail Warehouse	
PORTSMOUTH 244/248D, 250/254 & 254 Commercial Road	Retail	
TELFORD Horton Park Industrial Estate	Industrial	
CHELTENHAM Royscot House The Promenade	Office	
LIVERPOOL 88/94 Church Street	Retail	
SHEFFIELD The Portergate 257 Ecclesall Road	Office	
ILKESTON The Albion Shopping Centre	Retail	
SHEFFIELD No 1 Riverside Exchange	Office	
EDINBURGH Haston House Edinburgh West Office Park	Office	
CARDIFF Haywood House	Office	

SWINDON 21/27 Stirling Court South Marston Industrial Estate	Industrial
FAREHAM Delme Place Cams Hall Business Park	Office
CHESTER Sealand Road	Retail Warehouse
RUGBY Morgan Sindall House Corporation Street	Office
<b>Value under £5 million</b>	
SHEFFIELD Imperial House Pinstone Street	Retail
NORTHAMPTON Peterbridge & Century House The Lakes	Office
WARWICK Unit 55/56 Heathcote	Industrial
LEEDS Coverdale House	Office
CHELMSFORD 24/25 High Street	Retail
MARLOW Pacific House Third Avenue	Office
TRURO 15/16 King Street	Retail
WARWICK Seton House Warwick Technology Park	Office

PETERBOROUGH Orton Southgate	Industrial
YORK Clifton Park	Office
CHELMSFORD 67 High Street	Retail
PORTSMOUTH Southlink Walton Road	Industrial
LEICESTER 12/14 East Gates	Retail
FLEET Beech House Sylvan Row	Office
HINCKLEY Coventry Road	Industrial
FAREHAM The Orangery and Stables Cams Hall Business Park	Office
BEDFORD Howard House	Retail Warehouse
YEOVIL 16 Middle Street	Retail