

Modern Slavery Act 2015 Statement

Introduction

This statement is made by Chancerygate Group Limited ("Chancerygate") in accordance with section 54 of the Modern Slavery Act 2015 (the "Act") and provides an overview of the steps we have taken to combat slavery and human trafficking during our financial year ending March 2022.

Our Business

Chancerygate is a leading UK industrial developer and asset manager of commercial property, specialising in warehousing and multi-let industrial estates for distribution, logistics and light industrial end-users. Chancerygate currently employs 48 people on a permanent basis in the UK. To find out more about what we do, please go to <http://www.chancerygate.com>

Chancerygate is the parent company of a group of companies ("Group"). The Group operates in the UK and had an annual turnover for the financial year of c. £41m.

Our Supply Chain

As well as delivering services directly, we also act as a principal contractor and provide contract management expertise. We have relationships with a significant number of sub-contractors in the UK, particularly in the areas of construction, cleaning and security. We also rely on a number of manufacturers, suppliers and distributors which, in turn, will source products from their respective supply chains.

Our Policy on Anti-Slavery

Chancerygate has in place an Anti-slavery and Human Trafficking Policy. This sets out Chancerygate's position of zero tolerance with regard to modern slavery and human trafficking in any form in both our business and supply chains. We are committed to acting ethically and with integrity in our all business dealings and relationships and to maintaining systems and controls designed to ensure modern slavery and human trafficking are not taking place in our business or across our supply chain.

Due diligence processes for slavery and human trafficking

As part of our initiative to identify and mitigate risk we have in place systems to:

- Identify and assess potential risk areas in our supply chains.
- Mitigate the risk of slavery and human trafficking occurring in our supply chains.
- Monitor potential risk areas in our supply chains.
- Protect whistle blowers.

Supplier adherence to our values

To ensure all those in our supply chain comply with our values all parties with whom we do business are required to contractually commit to comply with the Act and our Anti-slavery and Human Trafficking Policy.

Training

To ensure a high level of understanding of the risks of modern slavery and human trafficking in our supply chains and our business, we provide training to our staff.

This statement is made pursuant to section 54(1) of the Modern Slavery Act 2015 and constitutes the Group's slavery and human trafficking statement for the financial year ending March 2022.



Signature of Director

CHANCERYGATE GROUP LIMITED

Date: 15 December 2022