

# United Kingdom property review

## United Kingdom



- Core hospitals
- NHS partnership hospitals
- Management contract hospitals

Hospital	Registered beds
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<i>Greater London</i>	
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Bishops Wood Hospital <sup>2</sup>	47
The Blackheath Hospital	69
Chelsfield Park Hospital	50
The Clementine Churchill Hospital	141
The Garden Hospital	30
The Kings Oak Hospital <sup>2</sup>	52
The London Independent Hospital	78
Shirley Oaks Hospital	50
The Sloane Hospital	32

**549**

<i>South East</i>	
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The Chaucer Hospital	60
The Chiltern Hospital	66
The Esperance Hospital	50
The Fawkham Manor	32
Goring Hall Hospital	52
The Princess Margaret Hospital	80
The Runnymede Hospital <sup>2</sup>	52
The Shelburne Hospital <sup>2</sup>	44
McIndoe Surgical Centre <sup>3</sup>	21
The Somerfield Hospital	48
Mount Alvernia Hospital	90

**595**

<i>North</i>	
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The Alexandra Hospital	170
Manchester Lifestyle Hospital	25
The Beardwood Hospital	31
The Beaumont Hospital	34
Chatsworth Suite <sup>3</sup>	18
The Highfield Hospital	57
The South Cheshire Private Hospital	32
Thornbury Hospital	77

**444**

<i>The Midlands</i>	
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The Droitwich Spa Hospital <sup>1</sup>	46
The Foscoate Hospital <sup>3</sup>	16
The Manor Hospital	23
The Meriden Hospital <sup>2</sup>	61
The Nuneaton Private Hospital <sup>3</sup>	28
The Park Hospital	93
The Priory Hospital <sup>1</sup>	118
The Sandringham Hospital <sup>2</sup>	35
The Saxon Clinic	40
Three Shires Hospital <sup>3</sup>	53

**513**



The BMI Meriden Hospital, Coventry

Hospital	Registered beds
<b>South and West</b>	
Bath Clinic	75
The Hampshire Clinic	65
The Harbour Hospital	40
The Ridgeway Hospital	50
Sarum Road Hospital	48
The Winterbourne Hospital <sup>1</sup>	38
	<b>316</b>
<b>Wales</b>	
Werndale Hospital	28
	<b>28</b>
<b>Scotland</b>	
Albyn Hospital	44
Fernbrae Hospital	16
Ross Hall	101
	<b>161</b>
<b>Total</b>	<b>2 606</b>

<sup>1</sup>Core hospital held under long-term leases  
<sup>2</sup>NHS Partnership hospital  
<sup>3</sup>Hospital operated under a management contract

The UK property division consists of a corporate team based in London dealing specifically with valuations, rent reviews, rates work, and orchestrates land assembly and planning consents. Additionally the internal project managers undertake, with external design professionals, any new build and most major or

complex capital schemes. Responsibility for maintenance and minor refurbishments is devolved to the individual hospitals. The property equity partners, namely London and Regional Properties and Brockton Capital, add a strategic dimension to the portfolio bringing with them extensive experience from the UK and Europe in all aspects of property investments and related business interests.

GHG owns a substantial portfolio of freehold and long leasehold hospital properties. The estate is mainly freehold (known in Scotland as feuhold). GHG operates a portfolio of 48 hospitals with 2 606 registered beds. The portfolio comprises 37 core hospitals with 2 156 beds, eight NHS partnership hospitals with 348 beds and three hospitals operated under a management contract with 136 beds.

There are three long leaseholds, including the jointly leased Three Shires Hospital; seven long-leasehold hospitals and one short-leasehold hospital each on the grounds of a host NHS Acute Care Trust Hospital.

In March 2007 GHG acquired the Harbour hospital property from Poole NHS Trust for £5.3 million.

The main non-hospital properties comprise GHG's Headquarters (London), the procurement/logistics/IT base (Heston) and two off-site sterile services units.