

The background is a solid dark teal color. On the left side, there are three light teal geometric shapes: a large triangle pointing downwards, a parallelogram below it, and a smaller triangle at the bottom left. On the right side, there is a vertical light teal bar that is wider at the top and tapers slightly towards the bottom.

**The
McKay
Way**

Creating an
environment
to support
your business

McKay Securities Plc is a specialist in the development, refurbishment and management of commercial property – ideally positioned to deliver quality, innovation and growth.

Focused on achieving continued growth, enhancing our reputation and further establishing our presence as a trusted landlord in the office and industrial markets of London & the South East; we offer the right choice for occupiers and investors alike.

Formed in 1946 and listed in 1959; McKay is a unique and forward looking commercial property investment company with REIT status.

- Face to face engagement with your landlord and support from day one
- Direct contact with your dedicated McKay Occupier Services representative
- Hands-on, collaborative, quick turn around for approval process
- Short-form simple lease - 3 pages for 2,500 sq ft or less
- Fibre connectivity
- Plug and play space if required McKay +
- Controlled service charge expenditure
- Proactive response to regular occupier surveys
- Long-standing relationships with loyal and trustworthy contractors who we benchmark on a regular basis. They can extend their services to occupiers.
- Sustainability at the heart of everything we do – GRESB* Green Star status ranking McKay amongst the most sustainable companies in the commercial property sector.
- Flexibility – grow with McKay
- Covid compliant with extensive cleaning regimes, sanitisation stations, regularly reviewed risk assessment and policy



Our Promise as your landlord

**McKay is a principled business
with a simple promise. Our promise
is to create an environment that
supports your business.**

You will be welcomed and supported by warm, friendly approachable people - McKay people; servicing and caring for McKay buildings and their occupiers with high standards, consistency and diligence.

88%

Our latest occupier survey indicated 88% of occupiers believe that McKay has a strong or exceptional understanding of each businesses' needs.

Flexibility

**Three month
licences**

**Short form
leases**

**Traditional
leases**

- ▶ Small office suites
- ▶ SME fitted offices
- ▶ Large corporate office spaces
- ▶ Trade counter units
- ▶ Multi-let industrial parks
- ▶ Large warehouses



1,500,000 Sq ft

of accommodation, owned and directly managed by McKay, from small licenced office suites and trade counters to conventional offices and large warehouses in the best London and South East locations.



McKay Assets



● Office

○ Industrial

○ Other



The McKay Way – our promise

01 Transparency

If we say we will, it happens - our word is our bond. Everything is clear, easy to understand and transparent.

02 Directly Managed

McKay people in McKay buildings – looking after your teams and your business every day in the right way.

03 Customer Service

You are at the heart of everything we do. We give our best every day and respond when you need us to.

04 Value for Money

Too much, too little or just right. We will find the right value not just for the lease but the operations and running costs that impact upon your business.

05 Unique Spaces

We will help you to create a space that meets your needs and is right for your people, teams and business to thrive.

06 Flexibility

Let us help you to find the right space. If you need more we can help – if you need less, we can help you with that too.

07 Approachable

It all begins and ends with a conversation. Talk to us – we are here to help.

08 Business Continuity

Constant review and implementation of measure in line with Government guidance as a minimum standard



78%

of occupiers indicated they are very/highly likely to recommend McKay as a landlord.

Occupier Services – Dedicated team to deliver our promise



**Lynda
Perry**

Head of Occupier Services

Joined McKay in February 2015 after many years running corporate real estate facilities and procurement functions within the electronics, pharmaceutical and telecommunications industries. Appointed Head of Occupier Services in December 2016, Lynda is responsible for the Occupier Services team, operational support and occupier satisfaction.



**Richard
Griffiths**

Occupier Services

Richard has spent over 30 years managing commercial property, dealing with landlord and tenant matters and commercial property management. Richard joined McKay in 2001 to concentrate on commercial property management. Alongside general facilities matters, he has a keen interest in sustainability, utilities and waste management.



**Damian
Porter**

Occupier Services

After a 15-year career working in Facilities Management for a number of multi-national organisations, Damian joined the McKay Occupier Services team in 2016. Focusing on creating a positive tenant experience, he also has interests around sustainability and building technology.



**Tom
Elliott**

Property Director

We take great pride in creating environments where our occupiers can realise their ambitions and grow their business in long term partnership. Lynda and her team are here to deliver customer driven service every single day, helping you and your business to thrive.

“Lynda and the front of house team have provided exceptional service and support to us throughout our tenancy, we simply couldn’t ask any more in that area and I’ve regularly commented on this while recommending 329 Bracknell to business partners and visitors. The building itself has provided us with the image required to support our business needs and growth plans.”

329 Bracknell occupier

Please visit our website for further
information including
properties available to let at:

mckaysecurities.plc.uk

**Make the right
choice with
McKay**



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