

Transport Links

The A47 links Great Yarmouth to the Midlands via the A11/A14. Great Yarmouth is also served by the A12 to London. There are frequent trains from Great Yarmouth to Norwich which connect to London and Cambridge on a half-hourly service, as well as regular trains to Peterborough, serving the Midlands and Northern England.

BY ROAD

GREAT YARMOOUTH TO:

- Cambridge 1 hr 50 mins
- London 3 hrs 20 mins
- Norwich 30 mins

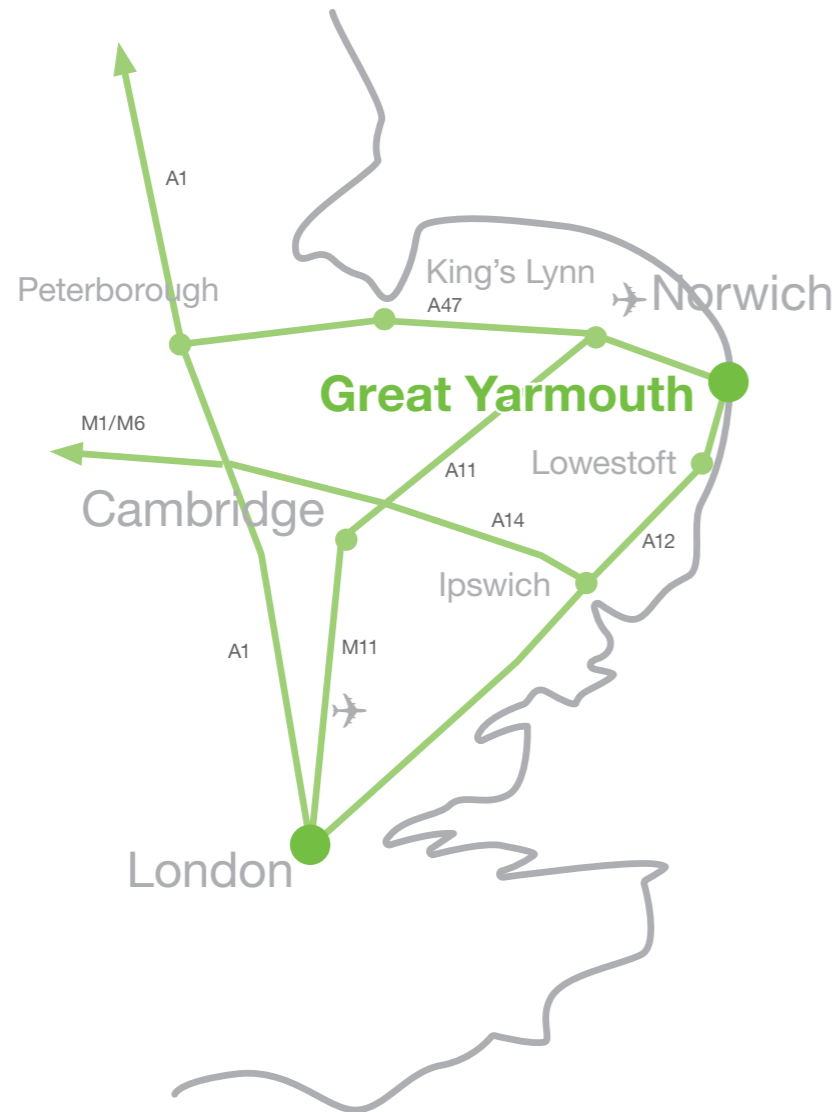
Norwich International Airport is 23 miles (37 km) from Great Yarmouth and provides direct scheduled flights to Schiphol Airport, Amsterdam, with connections to many worldwide destinations. UK destinations from Norwich include Aberdeen, Manchester, Edinburgh and Glasgow.

BY AIR

NORWICH TO:

- Aberdeen 1 hr 15 mins
- Manchester 1 hr
- Schiphol 50 mins

Great Yarmouth has a heliport at North Denes, 2 miles north of the town centre, operated by CHC Scotia. There is also a heliport at Norwich International Airport. Both provide rapid response for the offshore sector working in the Southern North Sea.



For more information on opportunities in Great Yarmouth, contact:
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Business Information Sheet: Port, Transport, Land and Premises

Great Yarmouth has an unmatched combination of capability, experience, skills, knowledge, supply chain and infrastructure supporting the offshore energy and other sectors. It also boasts the newest deep-water port in the UK, EastPort UK.

- **Sheltered deep-water Outer Harbour to 10m at chart datum**
- **24-hour port access at all states of tide. No bridges or locks**
- **More than 30 acres of development land in port area**
- **Further areas for expansion identified and earmarked in port area**
- **New high-quality office and industrial park nearby**
- **Worldwide and UK connections through Norwich Airport**

Great Yarmouth, on the Norfolk coast just 120 miles from London, has been at the heart of England's offshore energy sector for 45 years. The area is home to many multinational businesses operating from Great Yarmouth's business parks. Many of these businesses were attracted by Great Yarmouth's skills base and river port facilities which have supported Southern North Sea (SNS) operations since the 1960s. The opening of the Outer Harbour, Britain's newest deep-water port, in early 2010 has added significant capacity and capability.

Living and working in Great Yarmouth presents an attractive lifestyle. The area boasts miles of sandy beaches, the Norfolk Broads, maritime heritage and festivals and is only 20 miles from Norwich – a top-ten UK retail centre with international airport offering worldwide business and holiday destinations.



EastPort UK

In developing the new deep-water Outer Harbour at Great Yarmouth, new owners Great Yarmouth Port Company have designed a modern, multi-purpose facility to complement the existing river port.

It builds on the port's reputation as England's number one offshore support centre and extends the port's capacity to include the much larger vessels being deployed in the offshore energy sector.

Furthermore, the port can now offer significant quay space and ample land, providing an attractive proposition as a manufacturing and construction base for the renewables sector, particularly offshore wind. The port arguably has the world's largest concentration of offshore wind farm sites within 100 miles of its harbour. The port has been independently identified as suitable for the manufacture of towers, steel jackets and concrete gravity-based foundation, construction (pre-assembly) and O&M facilities.

EastPort UK is also able to accommodate decommissioning activities as some offshore structures near the end of their natural lifespan. Decommissioning of redundant installations will require a level of expertise and versatility of facilities that only an experienced offshore support provider can deliver.

Since becoming operational, the Outer Harbour has hosted a variety of vessels which previously would have been unable to call at Great Yarmouth, including those involved in wind farm developments, offshore gas, aggregates, grain, etc and has seen long-term commitments from Subocean Group, Stema Shipping (UK), Gleadell Agriculture and PSA International.

	TOTAL QUAY LENGTH	MAXIMUM VESSEL LENGTH	MAXIMUM BEAM	MAXIMUM DRAUGHT	HEIGHT RESTRICTIONS
OUTER HARBOUR	Up to 1,400m	220m	75m	10m	None
RIVER	3,000m	110m	28m	5.7m	None

Serviced Land for Industrial/Commercial Development

Great Yarmouth offers a varied selection of office and industrial areas to provide for almost every requirement, all of which have good access to transportation links and the port.

South Denes

- Located at the heart of the port area, with a focus on offshore activities.
- Home to energy companies including EastPort UK, Haliburton, ODE, Gardline, ASCO and Peterson SBS; global electronic component manufacturers C-MAC MicroTechnology and other port-related companies such as J & H Bunn and Gleadell Agriculture.
- The area has a number of sites available for industrial development and short and long-term serviced and non-serviced office accommodation is available at EastPort UK's headquarters adjacent to the new Outer Harbour complex.
- The unique attraction of South Denes is easy access to the port, both river facilities and Outer Harbour.

Beacon Park

- High-quality office and industrial area strategically situated adjacent to A12 to London.
- Site includes Beacon Innovation Centre which is home to Seajacks, 3Sun, Fraser Offshore and EEEGR, the regional industry association. Accountants PKF have their regional office on Beacon Park and planning has been approved for a state-of-the-art facility for electronics firm Norfolk Capacitors.
- The Council and developers are responding to the demand for new office and industrial units which will be available for occupation in 2011. Initially, developments will provide office units ranging from 210 sq m to 556 sq m (2,300-6,000 sq ft) and light industrial units ranging from 295 sq m to 697 sq m (3,087-7,500 sq ft). Outline planning permission is also granted for further larger speculative office and industrial units on the site.
- Beacon Park provides clean users and high-tech businesses with a high-quality and attractive business setting.

Yarmouth Business Park

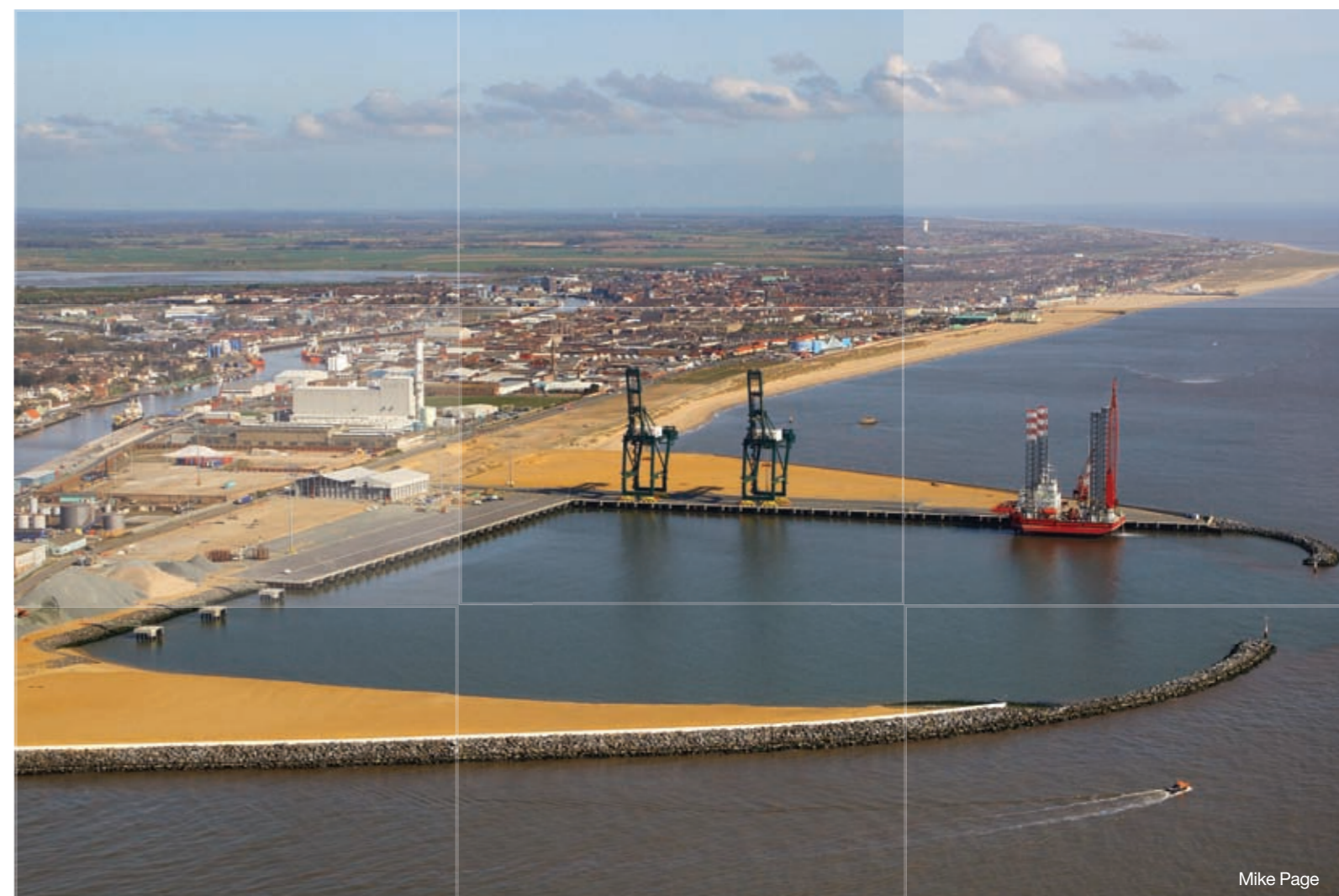
- The 14.5 ha Yarmouth Business Park adjoins Great Yarmouth's western bypass (A12).
- Perenco is based here and, most recently, Coil Services and PNS.

- Land and premises are available in this area.
- The location of Yarmouth Business Park makes it especially convenient for offshore-related enterprises.

Gapton Hall and Harfrey's Industrial Estates

- Running to over 90 ha, this area is strategically located adjacent to the A12.
- This industrial area is heavily populated by energy-related businesses such as Schlumberger, Weatherford, AMEC, Expro and Petrofac. Many logistics, electronics of logistics, electronics and engineering companies also operate from this area.
- Units are available to buy or lease and some serviced land is available for new developments.
- Locating on Harfrey's or adjoining Gapton Hall puts your business at the heart of activities in Great Yarmouth.

River Yare West Bank



Mike Page

- To the west of the River Yare, this area includes Long's Industrial Estate and the Riverside Industrial Centre.
- Richard's Dry Docks, CLS Offshore and Pentagon Freight have operations in this area.
- Land use is chiefly given over to port-related operations and storage, but sites are also available for industrial and other activities.
- Running almost the entire length of the River Yare's west bank, this area provides unique riverside access.

The Eurocentre

- The 11 ha Eurocentre lies to the north-west of Great Yarmouth.
- The Eurocentre is mainly occupied by offshore companies such as Baker Oil Tools and Claxton Engineering.
- Premises are available to lease or buy.
- Locating on the Eurocentre provides quick, easy access to the A47 for Norwich and the Midlands.