

**STADIUM GROUP PLC** (the “Company”)  
**31 OCTOBER 2007**

**Stadium Group Plc (“the Company”) – Substantial transaction update**

**Update re: Sale of freehold property at Hartlepool**

On 3 September 2007 the Company announced the exchange of contracts for the sale of surplus freehold property, currently let to tenants at Hartlepool, with net book value of approximately £3.25m. Completion was expected during October with net proceeds of approximately £3.4m.

On 12 October 2007 the major tenant entered administrative receivership. As a consequence, the buyer of the property (a privately held company) has requested additional time to effect completion.

On 26 October 2007 a tri-partite agreement was reached between the Company, the tenant and the property buyer which secures the rental income from the property for the duration of the administrative receivership subject to a minimum of three months notice.

Completion of the contract for the sale of the property is expected in due course, and the Company continues to earn rental income until actual completion takes place.

**Enquiries to:**

Stadium Group plc Nigel Rogers, Chief Executive	01429 852520
Brewin Dolphin Investment Banking Andrew Emmott	0845 270 8610
Parkgreen Communications Paul McManus	020 7851 7480