

Pochin's PLC
Interim Management Statement

As was foreshadowed at the end of September in the announcement of the results for the year ended 31 May 2007, Pochin's has experienced a slow start to the year.

The Contracting Division is experiencing some delays in the start of new projects although the forward order position remains strong. The wet summer weather was unhelpful.

The Construction Services Division has benefited from a steady level of demand, and previously reported measures to cut costs are bearing fruit. Weaker demand for new houses is being reported by the Homes Division. The Property Division is also experiencing uncertain trading conditions, with the general re-assessment of value in UK commercial property making it more difficult to bring transactions to completion.

The change in sentiment for commercial property makes the Group cautious in its outlook. In the light of the tougher conditions which now prevail, it remains possible, though inevitably more challenging, to meet market expectations during the year.

Richard Fildes
Chairman
Pochin's PLC

20 November 2007

Enquiries:

Pochin's PLC
David Shaw, Chief Executive 01606 833 333
John Edwards, Finance Director

Charles Stanley Securities
Philip Davies/Rick Thompson 020 7149 6457