

FORM 8.3

**PUBLIC OPENING POSITION DISCLOSURE/DEALING DISCLOSURE BY
A PERSON WITH INTERESTS IN RELEVANT SECURITIES REPRESENTING 1% OR MORE**

Rule 8.3 of the Takeover Code (the "Code")

1. KEY INFORMATION

(a) Full name of discloser:	Qube Research & Technologies Limited
(b) Owner or controller of interests and short positions disclosed, if different from 1(a): <i>The naming of nominee or vehicle companies is insufficient. For a trust, the trustee(s), settlor and beneficiaries must be named.</i>	Â
(c) Name of offeror/offeree in relation to whose relevant securities this form relates: <i>Use a separate form for each offeror/offeree</i>	LondonMetric Property plc
(d) If an exempt fund manager connected with an offeror/offeree, state this and specify identity of offeror/offeree:	Â
(e) Date position held/dealing undertaken: <i>For an opening position disclosure, state the latest practicable date prior to the disclosure</i>	30-04-2025
(f) In addition to the company in 1(c) above, is the discloser making disclosures in respect of any other party to the offer? <i>If it is a cash offer or possible cash offer, state "N/A"</i>	Yes - Urban Logistics REIT plc Â

2. POSITIONS OF THE PERSON MAKING THE DISCLOSURE

If there are positions or rights to subscribe to disclose in more than one class of relevant securities of the offeror or offeree named in 1(c), copy table 2(a) or (b) (as appropriate) for each additional class of relevant security.

(a) Interests and short positions in the relevant securities of the offeror or offeree to which the disclosure relates following the dealing (if any)

Class of relevant security:	10p ordinary			
Â	Interests		Short positions	
Â	Number	%	Number	%
(1) Relevant securities owned and/or controlled:	0	0.0	0	0.0
(2) Cash-settled derivatives:	0	0.0	21,741,955	1.05
(3) Stock-settled derivatives (including options) and agreements to purchase/sell:	0	0	0	0
TOTAL:	0	0.0	21,741,955	1.05

All interests and all short positions should be disclosed.

Details of any open stock-settled derivative positions (including traded options), or agreements to purchase or sell relevant securities, should be given on a Supplemental Form 8 (Open Positions).

(b) Rights to subscribe for new securities (including directors' and other employee options)

Class of relevant security in relation to which subscription right exists:	0
Details, including nature of the rights concerned and relevant percentages:	0

3. DEALINGS (IF ANY) BY THE PERSON MAKING THE DISCLOSURE

Where there have been dealings in more than one class of relevant securities of the offeror or offeree named in 1(c), copy table 3(a), (b), (c) or (d) (as appropriate) for each additional class of relevant security dealt in.

The currency of all prices and other monetary amounts should be stated.

(a) Purchases and sales

Class of relevant security	Purchase/sale	Number of securities	Price per unit (GBp)
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(b) Cash-settled derivative transactions

Class of relevant security	Product description <i>e.g. call option</i>	Nature of dealing <i>e.g. opening/closing a long/short position, increasing/reducing a long/short position</i>	Number of securities	Exercise price per unit (GBp)
10p ordinary	Equity swap	increasing a short position	1	191.13
10p ordinary	Equity swap	increasing a short position	1	191.43
10p ordinary	Equity swap	increasing a short position	1	191.67
10p ordinary	Equity swap	increasing a short position	1	191.74
10p ordinary	Equity swap	increasing a short position	1	191.77
10p ordinary	Equity swap	increasing a short position	1	191.80
10p ordinary	Equity swap	increasing a short position	1	191.97
10p ordinary	Equity swap	increasing a short position	1	191.98
10p ordinary	Equity swap	increasing a short position	1	192.03
10p ordinary	Equity swap	increasing a short position	1	192.10
10p ordinary	Equity swap	increasing a short position	1	192.11
10p ordinary	Equity swap	increasing a short position	1	192.22
10p ordinary	Equity swap	increasing a short position	2	191.37
10p ordinary	Equity swap	increasing a short position	2	191.52
10p ordinary	Equity swap	increasing a short position	2	191.64
10p ordinary	Equity swap	increasing a short position	2	191.79
10p ordinary	Equity swap	increasing a short position	2	191.98
10p ordinary	Equity swap	increasing a short position	2	191.99
10p ordinary	Equity swap	increasing a short position	2	192.10
10p ordinary	Equity swap	increasing a short position	2	192.10
10p ordinary	Equity swap	increasing a short position	2	192.10
10p ordinary	Equity swap	increasing a short position	3	191.44
10p ordinary	Equity swap	increasing a short position	3	191.82
10p ordinary	Equity swap	increasing a short position	3	192.01
10p ordinary	Equity swap	increasing a short position	3	192.19
10p ordinary	Equity swap	increasing a short position	4	191.58
10p ordinary	Equity swap	increasing a short position	4	191.92
10p ordinary	Equity swap	increasing a short position	4	191.99
10p ordinary	Equity swap	increasing a short position	4	192.00
10p ordinary	Equity swap	increasing a short position	4	192.10
10p ordinary	Equity swap	increasing a short position	4	192.10
10p ordinary	Equity swap	increasing a short position	5	191.41
10p ordinary	Equity swap	increasing a short position	5	191.59
10p ordinary	Equity swap	increasing a short position	5	191.81
10p ordinary	Equity swap	increasing a short position	5	192.10
10p ordinary	Equity swap	increasing a short position	5	192.10
10p ordinary	Equity swap	increasing a short position	6	191.63
10p ordinary	Equity swap	increasing a short position	6	192.00
10p ordinary	Equity swap	increasing a short position	6	192.00
10p ordinary	Equity swap	increasing a short position	6	192.01
10p ordinary	Equity swap	increasing a short position	6	192.10
10p ordinary	Equity swap	increasing a short position	7	191.51
10p ordinary	Equity swap	increasing a short position	7	191.78
10p ordinary	Equity swap	increasing a short position	7	191.79
10p ordinary	Equity swap	increasing a short position	7	192.00

[illegible]

[illegible]

[illegible]

10p ordinary	Equity swap	increasing a short position	230	191.30
10p ordinary	Equity swap	increasing a short position	230	192.10
10p ordinary	Equity swap	increasing a short position	232	191.50
10p ordinary	Equity swap	increasing a short position	235	191.70
10p ordinary	Equity swap	increasing a short position	236	191.40
10p ordinary	Equity swap	increasing a short position	238	192.20
10p ordinary	Equity swap	increasing a short position	246	191.70
10p ordinary	Equity swap	increasing a short position	247	191.80
10p ordinary	Equity swap	increasing a short position	248	191.40
10p ordinary	Equity swap	increasing a short position	253	191.50
10p ordinary	Equity swap	increasing a short position	256	192.00
10p ordinary	Equity swap	increasing a short position	275	191.30
10p ordinary	Equity swap	increasing a short position	277	191.10
10p ordinary	Equity swap	increasing a short position	277	192.40
10p ordinary	Equity swap	increasing a short position	281	192.15
10p ordinary	Equity swap	increasing a short position	284	191.50
10p ordinary	Equity swap	increasing a short position	286	191.40
10p ordinary	Equity swap	increasing a short position	304	191.75
10p ordinary	Equity swap	increasing a short position	315	191.80
10p ordinary	Equity swap	increasing a short position	330	191.60
10p ordinary	Equity swap	increasing a short position	337	191.60
10p ordinary	Equity swap	increasing a short position	342	191.60
10p ordinary	Equity swap	increasing a short position	347	191.50
10p ordinary	Equity swap	increasing a short position	363	191.10
10p ordinary	Equity swap	increasing a short position	430	191.40
10p ordinary	Equity swap	increasing a short position	430	191.80
10p ordinary	Equity swap	increasing a short position	442	191.40
10p ordinary	Equity swap	increasing a short position	490	191.60
10p ordinary	Equity swap	increasing a short position	517	191.75
10p ordinary	Equity swap	increasing a short position	530	191.60
10p ordinary	Equity swap	increasing a short position	536	191.30
10p ordinary	Equity swap	increasing a short position	607	192.00
10p ordinary	Equity swap	increasing a short position	614	191.40
10p ordinary	Equity swap	increasing a short position	642	191.30
10p ordinary	Equity swap	increasing a short position	646	191.80
10p ordinary	Equity swap	increasing a short position	661	191.50
10p ordinary	Equity swap	increasing a short position	680	192.20
10p ordinary	Equity swap	increasing a short position	694	191.90
10p ordinary	Equity swap	increasing a short position	730	192.00
10p ordinary	Equity swap	increasing a short position	801	191.75
10p ordinary	Equity swap	increasing a short position	861	192.00
10p ordinary	Equity swap	increasing a short position	876	191.70
10p ordinary	Equity swap	increasing a short position	890	191.20
10p ordinary	Equity swap	increasing a short position	898	191.40
10p ordinary	Equity swap	increasing a short position	911	191.40
10p ordinary	Equity swap	increasing a short position	916	191.40
10p ordinary	Equity swap	increasing a short position	991	191.80
10p ordinary	Equity swap	increasing a short position	1024	191.70
10p ordinary	Equity swap	increasing a short position	1085	192.20
10p ordinary	Equity swap	increasing a short position	1118	191.60

10p ordinary	Equity swap	increasing a short position	1121	191.60
10p ordinary	Equity swap	increasing a short position	1148	191.70
10p ordinary	Equity swap	increasing a short position	1176	191.40
10p ordinary	Equity swap	increasing a short position	1238	191.60
10p ordinary	Equity swap	increasing a short position	1369	191.75
10p ordinary	Equity swap	increasing a short position	1406	191.40
10p ordinary	Equity swap	increasing a short position	1520	190.60
10p ordinary	Equity swap	increasing a short position	1544	191.40
10p ordinary	Equity swap	increasing a short position	1559	191.30
10p ordinary	Equity swap	increasing a short position	1568	192.00
10p ordinary	Equity swap	increasing a short position	1663	191.40
10p ordinary	Equity swap	increasing a short position	1689	191.50
10p ordinary	Equity swap	increasing a short position	1711	191.80
10p ordinary	Equity swap	increasing a short position	1760	191.80
10p ordinary	Equity swap	increasing a short position	1841	191.50
10p ordinary	Equity swap	increasing a short position	1884	191.00
10p ordinary	Equity swap	increasing a short position	1892	191.90
10p ordinary	Equity swap	increasing a short position	1902	191.50
10p ordinary	Equity swap	increasing a short position	2350	192.10
10p ordinary	Equity swap	increasing a short position	2393	191.70
10p ordinary	Equity swap	increasing a short position	2642	192.10
10p ordinary	Equity swap	increasing a short position	3152	192.20
10p ordinary	Equity swap	increasing a short position	3169	191.75
10p ordinary	Equity swap	increasing a short position	3243	190.20
10p ordinary	Equity swap	increasing a short position	3321	191.80
10p ordinary	Equity swap	increasing a short position	3499	192.00
10p ordinary	Equity swap	increasing a short position	3689	191.70
10p ordinary	Equity swap	increasing a short position	4317	191.40
10p ordinary	Equity swap	increasing a short position	4495	192.15
10p ordinary	Equity swap	increasing a short position	4998	191.90
10p ordinary	Equity swap	increasing a short position	6354	191.50
10p ordinary	Equity swap	increasing a short position	7018	191.80
10p ordinary	Equity swap	increasing a short position	7378	192.00
10p ordinary	Equity swap	increasing a short position	11145	191.80
10p ordinary	Equity swap	increasing a short position	12761	192.00
10p ordinary	Equity swap	increasing a short position	17168	192.20
10p ordinary	Equity swap	increasing a short position	126959	192.10
10p ordinary	Equity swap	increasing a short position	259867	192.30
10p ordinary	Equity swap	increasing a short position	280650	192.09
10p ordinary	Equity swap	decreasing a short position	170	192.15
10p ordinary	Equity swap	decreasing a short position	365	190.30
10p ordinary	Equity swap	decreasing a short position	780	192.50
10p ordinary	Equity swap	decreasing a short position	850	190.95
10p ordinary	Equity swap	decreasing a short position	1000	192.40
10p ordinary	Equity swap	decreasing a short position	1036	191.75
10p ordinary	Equity swap	decreasing a short position	1946	190.40
10p ordinary	Equity swap	decreasing a short position	2142	192.00
10p ordinary	Equity swap	decreasing a short position	3398	190.00
10p ordinary	Equity swap	decreasing a short position	5374	191.50
10p ordinary	Equity swap	decreasing a short position	6418	190.60

10p ordinary	Equity swap	decreasing a short position	6761	191.90
10p ordinary	Equity swap	decreasing a short position	7604	190.80
10p ordinary	Equity swap	decreasing a short position	7934	191.60
10p ordinary	Equity swap	decreasing a short position	11139	191.30
10p ordinary	Equity swap	decreasing a short position	12167	190.70
10p ordinary	Equity swap	decreasing a short position	14897	192.10
10p ordinary	Equity swap	decreasing a short position	19663	191.10
10p ordinary	Equity swap	decreasing a short position	19771	191.00
10p ordinary	Equity swap	decreasing a short position	20572	190.90
10p ordinary	Equity swap	decreasing a short position	21540	191.20
10p ordinary	Equity swap	decreasing a short position	23779	192.20
10p ordinary	Equity swap	decreasing a short position	28197	192.30
10p ordinary	Equity swap	decreasing a short position	34017	191.80
10p ordinary	Equity swap	decreasing a short position	40070	191.40
10p ordinary	Equity swap	decreasing a short position	87517	191.70

(c) Stock-settled derivative transactions (including options)

(i) Writing, selling, purchasing or varying

Class of relevant security	Product description <i>e.g. call option</i>	Writing, purchasing, selling, varying etc.	Number of securities to which option relates	Exercise price per unit (GBp)	Type <i>e.g. American, European etc.</i>	Expiry date	Option money paid/ received per unit
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(ii) Exercise

Class of relevant security	Product description <i>e.g. call option</i>	Exercising/ exercised against	Number of securities	Exercise price per unit
0	0	0	0	Â 0

(d) Other dealings (including subscribing for new securities)

Class of relevant security	Nature of dealing <i>e.g. subscription, conversion</i>	Details	Price per unit (if applicable)
0	Â 0	0	0

4. OTHER INFORMATION

(a) Indemnity and other dealing arrangements

Details of any indemnity or option arrangement, or any agreement or understanding, formal or informal, relating to relevant securities which may be an inducement to deal or refrain from dealing entered into by the person making the disclosure and any party to the offer or any person acting in concert with a party to the offer: <i>Irrevocable commitments and letters of intent should not be included. If there are no such agreements, arrangements or understandings, state "none"</i> Â None Â
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(b) Agreements, arrangements or understandings relating to options or derivatives

Details of any agreement, arrangement or understanding, formal or informal, between the person making the disclosure and any other person relating to: (i) the voting rights of any relevant securities under any option; or (ii) the voting rights or future acquisition or disposal of any relevant securities to which any derivative is referenced: <i>If there are no such agreements, arrangements or understandings, state "none"</i> Â None Â

(c) Attachments

Is a Supplemental Form 8 (Open Positions) attached?		NO
Date of disclosure:	01-05-2025	
Contact name:	Janice Falcao	
Telephone number:	00442033140679	

Public disclosures under Rule 8 of the Code must be made to a Regulatory Information Service.

The Panelâ€™s Market Surveillance Unit is available for consultation in relation to the Codeâ€™s disclosure requirements on +44 (0)20 7638 0129. The Code can be viewed on the Panelâ€™s website at www.thetakeoverpanel.org.uk.

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