

**FORM 8.5 (EPT/NON-RI)**  
**PUBLIC OPENING POSITION DISCLOSURE/DEALING DISCLOSURE BY AN**  
**EXEMPT PRINCIPAL TRADER WITHOUT RECOGNISED INTERMEDIARY ("RI") STATUS**  
**(OR WHERE RI STATUS IS NOT APPLICABLE)**

Rule 8.5 of the Takeover Code (the "Code")

**1. KEY INFORMATION**

(a)	Name of exempt principal trader:	BARCLAYS CAPITAL SECURITIES LTD
(b)	Name of offeror/offeree in relation to whose relevant securities this form relates:	LONDONMETRIC PROPERTY PLC
(c)	Name of the party to the offer with which exempt principal trader is connected	LONDONMETRIC PROPERTY PLC
(d)	Date position held/dealing undertaken:	12 May 2025
(e)	In addition to the company in 1(b) above, is the exempt principal trader making disclosures in respect of any other party to the offer?	YES: URBAN LOGISTICS REIT PLC

**2. POSITIONS OF THE EXEMPT PRINCIPAL TRADER**

- (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			
	Interests		Short Positions	
	Number	(%)	Number	(%)
(1) Relevant securities owned and/or controlled:	12,325,392	0.60%	20,157,010	0.98%
(2) Cash-settled derivatives: and/or controlled:	19,042,555	0.93%	10,173,445	0.49%
(3) Stock-settled derivatives (including options) and agreements to purchase/sell:	0	0.00%	0	0.00%
<b>TOTAL:</b>	<b>31,367,947</b>	<b>1.53%</b>	<b>30,330,455</b>	<b>1.48%</b>

- (b) Rights to subscribe for new securities (including directors and other executive options)

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

**3. DEALINGS (IF ANY) BY THE EXEMPT PRINCIPAL TRADER**

- (a) Purchases and sales

Class of relevant security	Purchase/sale	Total number of securities	Highest price per unit paid/received	Lowest price per unit paid/received
10p ordinary	Purchase	4,640,180	1.9358 GBP	1.8740 GBP
10p ordinary	Sale	3,420,030	1.9361 GBP	1.8797 GBP

- (b) Cash-settled derivative transactions

Class of relevant security	Product description	Nature of dealing	Number of reference securities	Price per unit
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10p ordinary	SWAP	Increasing Long	1,243	1.8880 GBP
10p ordinary	SWAP	Increasing Long	548,435	1.8948 GBP
10p ordinary	SWAP	Increasing Long	199,983	1.8950 GBP
10p ordinary	SWAP	Increasing Long	1,884	1.8978 GBP
10p ordinary	SWAP	Increasing Long	5,150	1.8997 GBP
10p ordinary	SWAP	Increasing Long	163,082	1.8999 GBP
10p ordinary	SWAP	Increasing Long	96,186	1.9009 GBP
10p ordinary	SWAP	Increasing Long	4,319	1.9010 GBP
10p ordinary	SWAP	Increasing Long	57,928	1.9012 GBP
10p ordinary	SWAP	Increasing Long	1,422	1.9020 GBP
10p ordinary	SWAP	Increasing Long	28,880	1.9041 GBP
10p ordinary	SWAP	Increasing Long	2,417	1.9061 GBP
10p ordinary	SWAP	Increasing Long	6,809	1.9065 GBP
10p ordinary	SWAP	Increasing Long	5,339	1.9115 GBP
10p ordinary	SWAP	Increasing Long	1,221	1.9182 GBP
10p ordinary	SWAP	Increasing Long	237,168	1.9191 GBP
10p ordinary	SWAP	Decreasing Long	10,500	1.8823 GBP
10p ordinary	SWAP	Decreasing Long	13,020	1.8833 GBP
10p ordinary	SWAP	Decreasing Long	8,900	1.8843 GBP
10p ordinary	SWAP	Decreasing Long	20,247	1.8845 GBP
10p ordinary	SWAP	Decreasing Long	1,100	1.8853 GBP
10p ordinary	SWAP	Decreasing Long	400	1.8863 GBP
10p ordinary	SWAP	Decreasing Long	60,003	1.8867 GBP
10p ordinary	SWAP	Decreasing Long	120,003	1.8868 GBP
10p ordinary	SWAP	Decreasing Long	900	1.8873 GBP
10p ordinary	SWAP	Decreasing Long	2,918	1.8875 GBP
10p ordinary	SWAP	Decreasing Long	35,769	1.8878 GBP
10p ordinary	SWAP	Decreasing Long	100,000	1.8883 GBP
10p ordinary	SWAP	Decreasing Long	671,342	1.8886 GBP
10p ordinary	SWAP	Decreasing Long	400	1.8903 GBP
10p ordinary	SWAP	Decreasing Long	137,030	1.8914 GBP
10p ordinary	SWAP	Decreasing Long	327	1.8920 GBP
10p ordinary	SWAP	Decreasing Long	13,145	1.8921 GBP
10p ordinary	SWAP	Decreasing Long	41,900	1.8923 GBP
10p ordinary	SWAP	Decreasing Long	4,880	1.8933 GBP
10p ordinary	SWAP	Decreasing Long	48,172	1.8937 GBP
10p ordinary	SWAP	Decreasing Long	500,000	1.8957 GBP
10p ordinary	SWAP	Decreasing Long	14,600	1.8963 GBP
10p ordinary	SWAP	Decreasing Long	285	1.8968 GBP
10p ordinary	SWAP	Decreasing Long	576	1.8969 GBP
10p ordinary	SWAP	Decreasing Long	14,200	1.8971 GBP
10p ordinary	SWAP	Decreasing Long	3,008	1.8986 GBP
10p ordinary	SWAP	Decreasing Long	50,522	1.9001 GBP
10p ordinary	SWAP	Decreasing Long	348,799	1.9010 GBP
10p ordinary	SWAP	Decreasing Long	14,885	1.9012 GBP
10p ordinary	SWAP	Decreasing Long	4,600	1.9017 GBP
10p ordinary	SWAP	Decreasing Long	8,800	1.9025 GBP
10p ordinary	SWAP	Decreasing Long	20,728	1.9028 GBP
10p ordinary	SWAP	Decreasing Long	226,709	1.9062 GBP
10p ordinary	SWAP	Decreasing Long	77,033	1.9069 GBP
10p ordinary	SWAP	Decreasing Long	2,505	1.9085 GBP
10p ordinary	SWAP	Decreasing Long	98,447	1.9177 GBP
10p ordinary	SWAP	Decreasing Long	3,900	1.9333 GBP
10p ordinary	SWAP	Decreasing Long	2,000	1.9353 GBP
10p ordinary	SWAP	Decreasing Long	2,000	1.9358 GBP
10p ordinary	CFD	Increasing Long	151,755	1.9008 GBP
10p ordinary	CFD	Increasing Long	52,449	1.9227 GBP
10p ordinary	CFD	Decreasing Long	47,162	1.8847 GBP
10p ordinary	CFD	Decreasing Long	186,924	1.8899 GBP
10p ordinary	CFD	Decreasing Long	5,881	1.9045 GBP

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

(i) Writing, selling, purchasing or varying

Class of relevant security	Product description	Writing, purchasing, selling, varying etc	Number of securities to which option relates	Exercise price per unit	Type	Expiry date	Option money paid/ received per unit

(ii) Exercising

Class of relevant security	Product description	Exercising/ exercised against	Number of securities	Exercise price per unit

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

Class of relevant security	Nature of Dealings	Details	Price per unit (if applicable)

4.

OTHER INFORMATION

(a) Indemnity and other dealings 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 exempt principal trader making the disclosure and any party to the offer or any person acting in concert with a party to the offer:
NONE

(b) Agreements, arrangements or understandings relating to options or derivatives

Details of any agreement, arrangement or understanding, formal or informal, between the exempt principal trader 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 of future acquisition or disposal of any relevant securities to which any derivative is referenced:
NONE

(c) Attachments

Is a Supplemental Form 8 (Open Positions) attached?	NO
Date of disclosure:	13 May 2025
Contact name:	Large Holdings Regulatory Operations
Telephone number:	020 3134 7213

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