

19 August 2025

LONDONMETRIC PROPERTY PLC
Director/PDMR Shareholding

| | | | | |
|----------|--|---|--|--|
| 1 | Details of the person discharging managerial responsibilities / person closely associated | | | |
| a) | Name | Will Evers | | |
| 2 | Reason for the notification | | | |
| a) | Position/status | PDMR | | |
| b) | Initial notification /Amendment | Initial | | |
| 3 | Details of the issuer, emission allowance market participant, auction platform, auctioneer or auction monitor | | | |
| a) | Name | LondonMetric Property Plc | | |
| b) | LEI | N/A | | |
| 4 | Details of the transaction(s): section to be repeated for (i) each type of instrument; (ii) each type of transaction; (iii) each date; and (iv) each place where transactions have been conducted | | | |
| a) | Description of the financial instrument, type of instrument | Ordinary Shares of 10 pence each | | |
| | Identification code | GB00B4WFW713 | | |
| b) | Nature of the transaction | Sale of shares and reinvestment into ISA. | | |
| c) | Price(s) and volume(s) | | | |
| | | Price(s) | Volume(s) | |
| | | 190.75p 190.90p 190.90p 188.79p | 2,097 - sold 8,383 - sold 8,332 - bought 2,101 - bought | |
| | | | Sales and purchase by wife of PDMR. | |
| d) | Aggregated information | | | |
| | - Aggregated volume | Sold: 10,480 Bought: 10,433 | | |
| | - Price | Sold: 190.87p Bought: 190.48p | | |
| | Total holding after transactions | 407,060 | | |
| e) | Date of the transactions | 15 August 2025 19 August 2025 | | |
| f) | Place of the transactions | London | | |

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