

**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: | Barclays PLC. |
| (b) | Owner or controller of interest and short positions disclosed, if different from 1(a): | |
| (c) | Name of offeror/offeree in relation to whose relevant securities this form relates: | BRITISH LAND COMPANY PLC, THE |
| (d) | If an exempt fund manager connected with an offeror/offeree, state this and specify identity of offeror/offeree: | |
| (e) | Date position held/dealing undertaken: | 20 Feb 2026 |
| (f) | In addition to the company in 1(c) above, is the discloser making disclosures in respect of any other party to the offer? | YES: LIFE SCIENCE REIT PLC |

2. POSITIONS OF THE PERSON MAKING THE DISCLOSURE

(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: | 25p ordinary | | | |
|--|-------------------|--------------|-------------------|--------------|
| | Interests | | Short Positions | |
| | Number | (%) | Number | (%) |
| (1) Relevant securities owned and/or controlled: | 8,525,027 | 0.85% | 6,753,279 | 0.68% |
| (2) Cash-settled derivatives: | 6,607,163 | 0.66% | 3,850,771 | 0.39% |
| (3) Stock-settled derivatives (including options) and agreements to purchase/sell: | 0 | 0.00% | 0 | 0.00% |
| TOTAL: | 15,132,190 | 1.51% | 10,604,050 | 1.06% |

(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 PERSON MAKING THE DISCLOSURE

(a) Purchases and sales

| Class of relevant security | Purchase/sale | Number of securities | Price per unit |
|----------------------------|---------------|----------------------|----------------|
| 25p ordinary | Purchase | 395,552 | 4.1911 GBP |
| 25p ordinary | Purchase | 204,063 | 4.2060 GBP |
| 25p ordinary | Purchase | 121,200 | 4.1909 GBP |
| 25p ordinary | Purchase | 90,000 | 4.2142 GBP |
| 25p ordinary | Purchase | 74,335 | 4.1900 GBP |
| 25p ordinary | Purchase | 45,523 | 4.2120 GBP |
| 25p ordinary | Purchase | 41,724 | 4.2110 GBP |

| | | | |
|--------------|----------|---------|------------|
| 25p ordinary | Purchase | 31,107 | 4.1910 GBP |
| 25p ordinary | Purchase | 29,178 | 4.2006 GBP |
| 25p ordinary | Purchase | 21,864 | 4.2066 GBP |
| 25p ordinary | Purchase | 12,300 | 4.1747 GBP |
| 25p ordinary | Purchase | 11,972 | 4.2043 GBP |
| 25p ordinary | Purchase | 9,214 | 4.1871 GBP |
| 25p ordinary | Purchase | 8,347 | 4.1997 GBP |
| 25p ordinary | Purchase | 8,100 | 4.1914 GBP |
| 25p ordinary | Purchase | 6,372 | 4.1960 GBP |
| 25p ordinary | Purchase | 5,610 | 4.2000 GBP |
| 25p ordinary | Purchase | 5,347 | 4.1980 GBP |
| 25p ordinary | Purchase | 5,117 | 4.1896 GBP |
| 25p ordinary | Purchase | 5,000 | 4.1848 GBP |
| 25p ordinary | Purchase | 4,164 | 4.1963 GBP |
| 25p ordinary | Purchase | 4,000 | 4.1948 GBP |
| 25p ordinary | Purchase | 3,355 | 4.1940 GBP |
| 25p ordinary | Purchase | 2,945 | 4.1946 GBP |
| 25p ordinary | Purchase | 2,659 | 4.1801 GBP |
| 25p ordinary | Purchase | 1,844 | 4.1937 GBP |
| 25p ordinary | Purchase | 1,653 | 4.1820 GBP |
| 25p ordinary | Purchase | 1,649 | 4.1832 GBP |
| 25p ordinary | Purchase | 1,555 | 4.1950 GBP |
| 25p ordinary | Purchase | 1,454 | 4.1918 GBP |
| 25p ordinary | Purchase | 1,450 | 4.2024 GBP |
| 25p ordinary | Purchase | 1,446 | 4.2100 GBP |
| 25p ordinary | Purchase | 1,398 | 4.1941 GBP |
| 25p ordinary | Purchase | 1,253 | 4.1990 GBP |
| 25p ordinary | Purchase | 1,210 | 4.1840 GBP |
| 25p ordinary | Purchase | 1,143 | 4.1970 GBP |
| 25p ordinary | Purchase | 1,114 | 4.1920 GBP |
| 25p ordinary | Purchase | 986 | 4.2140 GBP |
| 25p ordinary | Purchase | 912 | 4.2073 GBP |
| 25p ordinary | Purchase | 805 | 4.1770 GBP |
| 25p ordinary | Purchase | 748 | 4.1800 GBP |
| 25p ordinary | Purchase | 680 | 4.1930 GBP |
| 25p ordinary | Purchase | 678 | 4.2160 GBP |
| 25p ordinary | Purchase | 626 | 4.1847 GBP |
| 25p ordinary | Purchase | 604 | 4.1904 GBP |
| 25p ordinary | Purchase | 550 | 4.1860 GBP |
| 25p ordinary | Purchase | 469 | 4.1998 GBP |
| 25p ordinary | Purchase | 393 | 4.1830 GBP |
| 25p ordinary | Purchase | 383 | 4.1880 GBP |
| 25p ordinary | Purchase | 380 | 4.1810 GBP |
| 25p ordinary | Purchase | 362 | 4.1850 GBP |
| 25p ordinary | Purchase | 294 | 4.1890 GBP |
| 25p ordinary | Purchase | 232 | 4.1995 GBP |
| 25p ordinary | Purchase | 194 | 4.1870 GBP |
| 25p ordinary | Purchase | 191 | 4.1780 GBP |
| 25p ordinary | Purchase | 186 | 4.2080 GBP |
| 25p ordinary | Purchase | 178 | 4.2040 GBP |
| 25p ordinary | Purchase | 53 | 4.1903 GBP |
| 25p ordinary | Purchase | 8 | 4.1790 GBP |
| 25p ordinary | Sale | 307,978 | 4.1930 GBP |
| 25p ordinary | Sale | 274,300 | 4.1900 GBP |
| 25p ordinary | Sale | 253,612 | 4.1898 GBP |
| 25p ordinary | Sale | 210,834 | 4.1890 GBP |
| 25p ordinary | Sale | 87,552 | 4.1975 GBP |
| 25p ordinary | Sale | 44,982 | 4.1962 GBP |
| 25p ordinary | Sale | 41,384 | 4.1936 GBP |
| 25p ordinary | Sale | 33,752 | 4.1894 GBP |
| 25p ordinary | Sale | 31,063 | 4.1957 GBP |
| 25p ordinary | Sale | 30,447 | 4.1893 GBP |
| 25p ordinary | Sale | 22,276 | 4.1911 GBP |
| 25p ordinary | Sale | 21,201 | 4.1879 GBP |
| 25p ordinary | Sale | 17,894 | 4.1974 GBP |
| 25p ordinary | Sale | 17,382 | 4.1938 GBP |
| 25p ordinary | Sale | 13,971 | 4.1965 GBP |
| 25p ordinary | Sale | 13,965 | 4.1942 GBP |
| 25p ordinary | Sale | 11,308 | 4.1948 GBP |
| 25p ordinary | Sale | 8,441 | 4.1999 GBP |
| 25p ordinary | Sale | 6,941 | 4.1986 GBP |
| 25p ordinary | Sale | 6,372 | 4.1960 GBP |
| 25p ordinary | Sale | 6,297 | 4.2020 GBP |
| 25p ordinary | Sale | 6,249 | 4.2000 GBP |
| 25p ordinary | Sale | 5,347 | 4.1980 GBP |
| 25p ordinary | Sale | 5,306 | 4.1969 GBP |
| 25p ordinary | Sale | 4,481 | 4.1887 GBP |
| 25p ordinary | Sale | 4,225 | 4.2034 GBP |
| 25p ordinary | Sale | 3,814 | 4.1816 GBP |
| 25p ordinary | Sale | 3,355 | 4.1940 GBP |
| 25p ordinary | Sale | 2,633 | 4.2023 GBP |
| 25p ordinary | Sale | 2,603 | 4.1820 GBP |
| 25p ordinary | Sale | 2,426 | 4.2001 GBP |
| 25p ordinary | Sale | 2,205 | 4.2017 GBP |
| 25p ordinary | Sale | 2,091 | 4.1973 GBP |
| 25p ordinary | Sale | 1,980 | 4.2120 GBP |
| 25p ordinary | Sale | 1,882 | 4.1840 GBP |

| | | | | |
|--------------|------|-------|--------|-----|
| 25p ordinary | Sale | 1,684 | 4.2014 | GBP |
| 25p ordinary | Sale | 1,625 | 4.1943 | GBP |
| 25p ordinary | Sale | 1,555 | 4.1950 | GBP |
| 25p ordinary | Sale | 1,446 | 4.2100 | GBP |
| 25p ordinary | Sale | 1,406 | 4.1955 | GBP |
| 25p ordinary | Sale | 1,278 | 4.2030 | GBP |
| 25p ordinary | Sale | 1,268 | 4.1964 | GBP |
| 25p ordinary | Sale | 1,253 | 4.1990 | GBP |
| 25p ordinary | Sale | 1,237 | 4.1780 | GBP |
| 25p ordinary | Sale | 1,143 | 4.1970 | GBP |
| 25p ordinary | Sale | 1,114 | 4.1920 | GBP |
| 25p ordinary | Sale | 776 | 4.2060 | GBP |
| 25p ordinary | Sale | 748 | 4.1800 | GBP |
| 25p ordinary | Sale | 678 | 4.2160 | GBP |
| 25p ordinary | Sale | 604 | 4.2140 | GBP |
| 25p ordinary | Sale | 550 | 4.1860 | GBP |
| 25p ordinary | Sale | 393 | 4.1830 | GBP |
| 25p ordinary | Sale | 383 | 4.1880 | GBP |
| 25p ordinary | Sale | 380 | 4.1810 | GBP |
| 25p ordinary | Sale | 362 | 4.1850 | GBP |
| 25p ordinary | Sale | 261 | 4.1994 | GBP |
| 25p ordinary | Sale | 194 | 4.1870 | GBP |
| 25p ordinary | Sale | 189 | 4.2110 | GBP |
| 25p ordinary | Sale | 186 | 4.2080 | GBP |
| 25p ordinary | Sale | 178 | 4.2040 | GBP |
| 25p ordinary | Sale | 171 | 4.1910 | GBP |
| 25p ordinary | Sale | 8 | 4.1790 | GBP |

(b) Cash-settled derivative transactions

| Class of relevant security | Product description | Nature of dealing | Number of reference securities | Price per unit |
|----------------------------|---------------------|-------------------|--------------------------------|----------------|
| 25p ordinary | SWAP | Increasing Long | 21,201 | 4.1879 GBP |
| 25p ordinary | SWAP | Increasing Long | 210,540 | 4.1890 GBP |
| 25p ordinary | SWAP | Increasing Long | 30,447 | 4.1893 GBP |
| 25p ordinary | SWAP | Increasing Long | 275,779 | 4.1900 GBP |
| 25p ordinary | SWAP | Increasing Long | 22,276 | 4.1911 GBP |
| 25p ordinary | SWAP | Increasing Long | 9,565 | 4.1919 GBP |
| 25p ordinary | SWAP | Increasing Long | 1,853 | 4.1922 GBP |
| 25p ordinary | SWAP | Increasing Long | 133,512 | 4.1925 GBP |
| 25p ordinary | SWAP | Increasing Long | 2,200 | 4.1926 GBP |
| 25p ordinary | SWAP | Increasing Long | 13,965 | 4.1942 GBP |
| 25p ordinary | SWAP | Increasing Long | 11,631 | 4.1944 GBP |
| 25p ordinary | SWAP | Increasing Long | 10,151 | 4.1952 GBP |
| 25p ordinary | SWAP | Increasing Long | 13,513 | 4.1959 GBP |
| 25p ordinary | SWAP | Increasing Long | 44,982 | 4.1962 GBP |
| 25p ordinary | SWAP | Increasing Long | 11,482 | 4.1964 GBP |
| 25p ordinary | SWAP | Increasing Long | 87,552 | 4.1975 GBP |
| 25p ordinary | SWAP | Increasing Long | 1,666 | 4.1981 GBP |
| 25p ordinary | SWAP | Increasing Long | 14,738 | 4.1985 GBP |
| 25p ordinary | SWAP | Increasing Long | 2,443 | 4.1988 GBP |
| 25p ordinary | SWAP | Increasing Long | 1,552 | 4.1994 GBP |
| 25p ordinary | SWAP | Increasing Long | 2,633 | 4.2023 GBP |
| 25p ordinary | SWAP | Increasing Long | 1,278 | 4.2030 GBP |
| 25p ordinary | SWAP | Decreasing Long | 12,300 | 4.1747 GBP |
| 25p ordinary | SWAP | Decreasing Long | 2,659 | 4.1800 GBP |
| 25p ordinary | SWAP | Decreasing Long | 294 | 4.1809 GBP |
| 25p ordinary | SWAP | Decreasing Long | 5,000 | 4.1848 GBP |
| 25p ordinary | SWAP | Decreasing Long | 9,630 | 4.1900 |

| | | | | |
|--------------|------|-----------------|---------|---------------|
| | | | | GBP |
| 25p ordinary | SWAP | Decreasing Long | 49,796 | 4.1903 GBP |
| 25p ordinary | SWAP | Decreasing Long | 604 | 4.1904 GBP |
| 25p ordinary | SWAP | Decreasing Long | 71,457 | 4.1913 GBP |
| 25p ordinary | SWAP | Decreasing Long | 619 | 4.1916 GBP |
| 25p ordinary | SWAP | Decreasing Long | 3,668 | 4.1938 GBP |
| 25p ordinary | SWAP | Decreasing Long | 4,000 | 4.1948 GBP |
| 25p ordinary | SWAP | Decreasing Long | 1,457 | 4.1951 GBP |
| 25p ordinary | SWAP | Decreasing Long | 26,127 | 4.1956 GBP |
| 25p ordinary | SWAP | Decreasing Long | 4,164 | 4.1963 GBP |
| 25p ordinary | SWAP | Decreasing Long | 4,164 | 4.1971 GBP |
| 25p ordinary | SWAP | Decreasing Long | 91 | 4.1983 GBP |
| 25p ordinary | SWAP | Decreasing Long | 1,393 | 4.2015 GBP |
| 25p ordinary | SWAP | Decreasing Long | 203,477 | 4.2060 GBP |
| 25p ordinary | SWAP | Decreasing Long | 21,864 | 4.2066 GBP |
| 25p ordinary | SWAP | Decreasing Long | 8,665 | 4.2068 GBP |
| 25p ordinary | SWAP | Decreasing Long | 912 | 4.2073 GBP |
| 25p ordinary | SWAP | Decreasing Long | 90,000 | 4.2142 GBP |
| 25p ordinary | CFD | Increasing Long | 1,745 | 4.1898 GBP |
| 25p ordinary | CFD | Increasing Long | 49,036 | 4.1900 GBP |
| 25p ordinary | CFD | Increasing Long | 6,941 | 4.1986 GBP |
| 25p ordinary | CFD | Increasing Long | 9,974 | 4.2027 GBP |
| 25p ordinary | CFD | Decreasing Long | 1,009 | 4.1900 GBP |
| 25p ordinary | CFD | Decreasing Long | 11,972 | 4.2043 GBP |
| 25p ordinary | CFD | Decreasing Long | 42,996 | 4.2119 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) **Exercise**

| 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 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 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: | 23 Feb 2026 |
| Contact name: | Large Holdings Regulatory Operations |
| Telephone number: | 020 3134 7213 |

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