



1 Churchill Place
London
E14 5HP
United Kingdom

Tel +44 (0)20 7623 2323

barclays.com

To: Balanced Commercial Property Trust Limited
Trafalgar Court
Les Banques
St Peter Port
Guernsey
GY1 3QL

Attn: Board of Directors

4 September 2024

Dear Sirs/Madams,

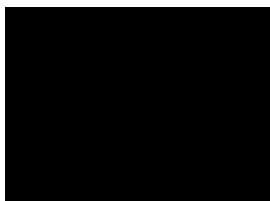
RECOMMENDED CASH OFFER BY STARLIGHT BIDCO LIMITED FOR BALANCED COMMERCIAL PROPERTY TRUST LIMITED (THE "TRANSACTION")

We refer to the announcement in relation to the Transaction (the "**Announcement**") pursuant to Rule 2.7 of the City Code on Takeovers and Mergers (the "**Code**"), proposed to be issued on or around 4 September 2024.

In accordance with Rule 23.2 of the Code, we hereby confirm that we have given and not withdrawn our consent to the publication of the Announcement with the inclusion of the references to our name in the form and context in which they appear.

This letter is for your information only and should not be relied upon by any other person.

Yours faithfully,



Name: 

For and on behalf of BARCLAYS BANK PLC, acting through its Investment Bank