



Strictly private and confidential

Wapping Bidco Ltd

22 Grenville Street
St. Helier, Jersey
JE4 8PX
Channel Islands

4 June 2025

Dear Sirs,

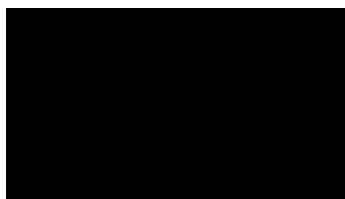
Recommended cash offer for Warehouse REIT plc (“Warehouse REIT”) by Wapping Bidco Ltd (the “Bidder”)

We refer to the announcement that is to be issued on or around the date hereof in connection with the Offer (the “**Rule 2.7 Announcement**”).

In accordance with Rule 23.2 of the City Code on Takeovers and Mergers, we have given and not withdrawn our consent to the inclusion of references to our name in the Rule 2.7 Announcement in each case in the form and context in which it appears.

We hereby also consent to this letter being made available for inspection.

Yours very truly



For and on behalf of
N.M. Rothschild & Sons Limited