



Property Valuation: consent letter

Issued by:

COLLIERS VALUATION AND ADVISORY SRL (the "Valuer")

In respect of:

GLOBALWORTH REAL ESTATE INVESTMENTS LIMITED (the "Company")

And

J.P. MORGAN SECURITIES PLC (the "Financial Advisor" for Globalworth Real Estate Investment Limited)

And

PANMURE GORDON (UK) LIMITED (the "Rule 3 Advisor" for Globalworth Real Estate Investment Limited)

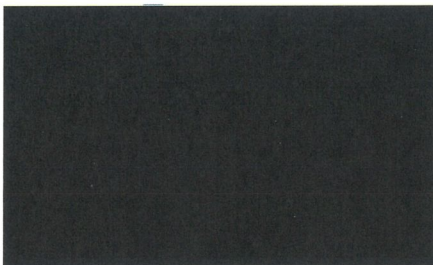
(together called the "Addressees")

Dear Sirs,

GLOBALWORTH REAL ESTATE INVESTMENTS LIMITED (The "Company")

Through the present document, Colliers Valuation and Advisory has given and not withdrawn its consent to the inclusion of its Valuation Report dated as of 25th of March 2021 in the response circular which the Company is required to publish and/or make available, and to the publication and reproduction of said Valuation Report as required by Rules 26 and 29 of the Code in connection with the Offer.

Yours faithfully,



ANEVAR and MRICS Registered Valuer
Colliers Valuation and Advisory Romania



ANEVAR and MRICS Registered Valuer
Colliers Valuation and Advisory Romania