

{Mailing name}  
{Address 1}  
{Address 2}  
{Address 3}  
{Address 4}

Our ref: BCPT2

## **ACTION REQUIRED**

Dear {Salutation}

**{Account type}**

**Account number: {Account number}**

**Account name: {Account name}**

**{Designation: {Designation}}**

### **Balanced Commercial Property Trust Limited (“BCPT”)**

We wrote to you previously about the proposed cash acquisition offer by Starlight Bidco Limited (“Bidco”) for the entire and to be issued share capital of BCPT. On 25 October 2024, those proposals were approved by shareholders and they were sanctioned by the Guernsey Court on 15 November 2024.

### **What does this mean to you?**

You no longer hold shares in BCPT within your Matured Child Trust Fund (“MCTF”). A cash sum of [£xxxx] has been credited to your account as you received 96.00 pence for each share held in BCPT.

### **What action is needed?**

Your options are outlined below. We'll hold the cash received from BCPT in your MCTF until we receive an instruction from you. However, it's important to note that interest is not earned on this account and the amount of cash held will go down over time because we'll deduct the annual charge of £25 + VAT (applied in 2 half yearly instalments in April and October) from this cash amount. Any other holdings that you may have within your MCTF will not be affected.

### **Making a change to your investment**

It's not possible to make changes to investments held in a MCTF. To reinvest this cash, you can move it to another account within our CT Savings Plan range or another provider. Alternatively, you can withdraw the total cash and any other investments in your MCTF. Your options are summarised with this letter.

- **Transfer your account to another CT Savings Plan.** If you have investments in addition to those previously held in BCPT within your MCTF, then these will also be transferred together with the cash received from BCPT into your chosen CT Savings Plan. Once you have transferred, you can then choose to reinvest the cash received from your BCPT shares into another investment trust(s). You can find more information about the options available at [ctinvest.co.uk/ctf](http://ctinvest.co.uk/ctf)
- **Transfer your account to another provider.** It's possible to transfer to another provider. If you have other investments in your MCTF, you will have to give an instruction for all investments in your MCTF to be transferred at the same time as the cash received from BCPT. If you decide on this option, you should contact your chosen provider who will send you their transfer form. It can take up to 30 days to complete a transfer.
- **Close your MCTF.** If you have investments in addition to those previously held in BCPT within your MCTF, then you can instruct us to sell these shares. The proceeds, together with the cash received from BCPT will be paid to you.

Before making an investment decision, you should be comfortable with the investment choice you are making by reading the Key Information Document ("KID") for the investment trust(s) and the Pre-Sales Cost Disclosure for the relevant savings plan. You can get full details including the relevant KIDs and Pre-Sales Cost Disclosure information at [ctinvest.co.uk/investment-trusts](http://ctinvest.co.uk/investment-trusts), or by contacting us.

When you are ready, you can give us your instruction either:

- **Online - Investor Portal** ^ ([ctinvest.co.uk/login](http://ctinvest.co.uk/login)) or
- **By post** – Complete the "Making a Decision Form" available on our website or by contacting us at the details shown on this letter

*^ Please note you are not able to elect to transfer to another provider using the Investor Portal*

### **Verifying your identity**

We are required to verify you in line with current anti-money laundering guidelines and ensure that you have provided sufficient details to meet current regulatory reporting standards before either reinvesting into any other trust(s) or paying out the cash to you. We'll get in touch if we need any information and, once received will carry out your instructions.

### **Help and Support**

If you have any questions about this letter, please let us know. You can call us on 0345 600 3030 or from overseas on +44 1268 447407. The team is available to take your call from 9.00am to 5.00pm, Monday to Friday. Alternatively, please email us at [investor.enquiries@columbiathreadneedle.com](mailto:investor.enquiries@columbiathreadneedle.com). You can also contact your financial adviser or find one at [www.unbiased.co.uk](http://www.unbiased.co.uk).

Yours sincerely,

**Ross Dunton**  
**Head of Marketing**