

RNS Announcement

Canary Wharf Finance II plc

3 September 2026

NOTICE TO NOTEHOLDERS

CANARY WHARF FINANCE II PLC

**(incorporated in England and Wales with limited liability
under Registered Number 3929593)
(the "Issuer")**

Dated 3 September 2026

To the Noteholders of the:

**Class A1 6.455% Fixed Rate First Mortgage Debentures due 2033
(ISIN: XS0112279616)**

**Class A3 5.952% Fixed Rate First Mortgage Debentures due 2037
(ISIN: XS0130681512)**

**Class A7 Floating Rate First Mortgage Debentures due 2037
(ISIN: XS0295171341)**

**Class B 6.800% Fixed Rate First Mortgage Debentures due 2033
(ISIN: XS0112281190)**

**Class B3 Floating Rate First Mortgage Debentures due 2037
(ISIN: XS0295172075)**

**Class C2 Floating Rate First Mortgage Debentures due 2037
(ISIN: XS0295172406)**

**Class D2 Floating Rate First Mortgage Debentures due 2037
(ISIN: XS0295172745)**

(together, the "**Notes**")

The Issuer hereby confirms that it has notified Fitch Ratings Ltd. ("**Fitch**") that it has discontinued the engagement of Fitch as one of its external credit rating agencies providing ratings on the Notes.

The discontinuance follows an internal review of the resource demands and costs involved in supporting a third rating. The Issuer will continue to maintain its ratings coverage from S&P Global Rating Europe Limited and Moody's Investor Services Limited.

Should you have any queries concerning the information contained in this notice please contact: Justin Turner, Company Secretary, Canary Wharf Finance II plc, One Canada Square, Canary Wharf, London E14 5AB. Email: ir@cwq.com.