

29 April 2025

## Possible privatisation

## Disclosure of dealings in the shares of ESR Group Limited

The Executive received the following disclosure of securities dealings pursuant to Rule 22 of the Hong Kong Code on Takeovers and Mergers:

Party	Date	Description of	Description of	Nature of dealings	Number of	Maturity date /	Reference	Total amount	Resultant
		relevant	products		reference	closing out	price	paid / received	balance
		securities			securities to	date			(including those
					which the				of any person
					derivatives				with whom there
					relate				is an agreement
									or
									understanding)
Morgan	28 April 2025	Derivatives	Other types of	Unsolicited client	124	2 July 2025	\$12.3599	\$1,532.6300	0
Stanley			products	facilitation -					
Capital				Purchase					
Services LLC		Derivatives	Other types of	Unsolicited client	124	2 July 2025	\$12.3599	\$1,532.6300	0
			products	facilitation - Sale					
		Derivatives	Other types of	Unsolicited client	600	25 February	\$12.3400	\$7,404.0000	0
			products	facilitation -		2027			
				Purchase					



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Derivatives			600	-	\$12.3400	\$7,404.0000	0
	products	facilitation - Sale		2027			
Derivatives	Other types of	Unsolicited client	1,722	17 November	\$12.3581	\$21,280.5621	0
	products	facilitation -		2025			
		Purchase					
Derivatives	Other types of	Unsolicited client	1,722	17 November	\$12.3581	\$21,280.5621	0
	products	facilitation - Sale		2025			
Derivatives	Other types of	Unsolicited client	1,800	28 November	\$12.3400	\$22,212.0000	0
	products	facilitation -		2025			
		Purchase					
Derivatives	Other types of	Unsolicited client	1,800	28 November	\$12.3400	\$22,212.0000	0
	products	facilitation - Sale		2025			
Derivatives	Other types of	Unsolicited client	2,600	29 January 2027	\$12.3462	\$32,100.0000	0
	products	facilitation -					
		Purchase					
Derivatives	Other types of	Unsolicited client	2,600	29 January 2027	\$12.3462	\$32,100.0000	0
	products	facilitation - Sale					
Derivatives	Other types of	Unsolicited client	5,000	30 November	\$12.3479	\$61,739.7050	0
	products	facilitation -		2026			
		Purchase					
Derivatives	Other types of	Unsolicited client	5,000	30 November	\$12.3479	\$61,739.7050	0
	products	facilitation - Sale		2026			
	Derivatives  Derivatives  Derivatives  Derivatives  Derivatives  Derivatives	products  Derivatives  Other types of products  Derivatives  Other types of products  Derivatives  Other types of products  Other types of products  Derivatives  Other types of products  Other types of products  Derivatives  Other types of products  Derivatives  Other types of products  Derivatives  Other types of products  Other types of products  Derivatives  Other types of products  Other types of products  Other types of products	Derivatives  Derivatives  Other types of products  Derivatives  Other types of purchase  Derivatives  Other types of products  Derivatives  Other types of products  Other types of products  Derivatives  Other types of purchase  Other types of purchase  Derivatives  Other types of purchase  Other types of purchase  Derivatives  Other types of purchase  Other types of purchase  Derivatives  Other types of purchase	Derivatives Other types of products	Derivatives Other types of products   facilitation - Sale   2027   17 November   2025   2025    Derivatives Other types of products   facilitation - Purchase   2025   2025    Derivatives Other types of products   1,722   17 November   2025   2025    Derivatives Other types of products   1,800   28 November   2025   2025    Derivatives Other types of products   1,800   28 November   2025   2025    Derivatives Other types of products   1,800   28 November   2025   2025    Derivatives Other types of products   1,800   28 November   2025   2025    Derivatives Other types of products   1,800   29 January 2027   20 January 20 January 20 Jan	Derivatives Other types of products facilitation - Sale 2027  Derivatives Other types of products facilitation - Purchase  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Purchase  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Sale 2025  Derivatives Other types of products facilitation - Purchase 2025  Derivatives Other types of products facilitation - Purchase 2026  Derivatives Other types of Unsolicited client 2,600 29 January 2027 \$12.3462 products facilitation - Purchase 2026  Derivatives Other types of Unsolicited client 5,000 30 November \$12.3479 products facilitation - Purchase 2026  Derivatives Other types of Unsolicited client 5,000 30 November \$12.3479 products facilitation - Purchase 2026	Derivatives



	Derivatives	Other types of	Unsolicited client	6,200	28 November	\$12.3479	\$76,557.2342	0
		products	facilitation -		2025			
			Purchase					
	Derivatives	Other types of	Unsolicited client	6,200	28 November	\$12.3479	\$76,557.2342	0
		products	facilitation - Sale		2025			

End

Note:

Morgan Stanley Capital Services LLC is a Class (5) associate connected with the Offeror.

Dealings were made for its own account.

Morgan Stanley Capital Services LLC is ultimately owned by Morgan Stanley.