

28 May 2025

**Privatisation by way of scheme of arrangement**

**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 relevant securities	Description of products	Nature of dealings	Number of reference securities to which the derivatives relate	Maturity date / closing out date	Reference price	Total amount paid / received	Resultant balance (including those of any person with whom there is an agreement or understanding)
Morgan Stanley & Co., International plc	27 May 2025	Derivatives	Other types of products	Unsolicited client facilitation - Sale	1,800	11 February 2026	\$12.8405	\$23,112.8892	0
		Derivatives	Other types of products	Unsolicited client facilitation - Sale	16,400	30 January 2026	\$12.8185	\$210,224.0001	0
		Derivatives	Other types of products	Unsolicited client facilitation - Sale	31,236	14 August 2026	\$12.8298	\$400,751.0299	0
		Derivatives	Other types of products	Unsolicited client facilitation - Sale	50,964	2 July 2025	\$12.8298	\$653,856.9497	0

		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	200	11 February 2026	\$12.8079	\$2,561.5704	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	600	11 February 2026	\$12.8095	\$7,685.6862	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	600	11 February 2026	\$12.8295	\$7,697.7012	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	1,000	11 February 2026	\$12.8218	\$12,821.8220	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	1,400	11 February 2026	\$12.8400	\$17,975.9734	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	1,600	11 February 2026	\$12.8084	\$20,493.4928	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	40,000	22 February 2027	\$12.8200	\$512,799.7900	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	85,800	29 June 2026	\$12.8291	\$1,100,737.7401	0

End

Note:

Morgan Stanley & Co., International plc is a Class (5) associate connected with the Offeror.

Dealings were made for its own account.

Morgan Stanley & Co., International plc is ultimately owned by Morgan Stanley.