

3 June 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	Purchase / Sale	Number of shares	Price per share	Resultant balance (including those of any person with whom there is an agreement or understanding)	Percentage of class (including those of any person with whom there is an agreement or understanding)
Philip John Pearce	2 June 2025	Sale	260,727	\$12.8000	1,417,977	0.0334%

End

Note:

Philip John Pearce is a Class (3) associate connected with the Offeree company.

Dealings were made for its own account.