

19 November 2024

**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 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 Capital Services LLC	18 November 2024	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	600	31 July 2025	\$11.0063	\$6,603.7800	0
		Derivatives	Other types of products	Unsolicited client facilitation - Sale	600	31 July 2025	\$11.0063	\$6,603.7800	0
		Derivatives	Other types of products	Unsolicited client facilitation - Purchase	1,200	30 September 2025	\$11.0063	\$13,207.5600	0

	Derivatives	Other types of products	Unsolicited client facilitation - Sale	1,200	30 September 2025	\$11.0063	\$13,207.5600	0
	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	4,200	28 January 2025	\$10.9981	\$46,192.0000	0
	Derivatives	Other types of products	Unsolicited client facilitation - Sale	4,200	28 January 2025	\$10.9981	\$46,192.0000	0
	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	4,400	30 September 2025	\$11.0063	\$48,427.7200	0
	Derivatives	Other types of products	Unsolicited client facilitation - Sale	4,400	30 September 2025	\$11.0063	\$48,427.7200	0
	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	6,600	31 July 2025	\$11.0200	\$72,732.0000	0
	Derivatives	Other types of products	Unsolicited client facilitation - Sale	6,600	31 July 2025	\$11.0200	\$72,732.0000	0
	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	10,664	2 July 2025	\$10.9916	\$117,214.7301	0
	Derivatives	Other types of products	Unsolicited client facilitation - Sale	10,664	2 July 2025	\$10.9916	\$117,214.7301	0
	Derivatives	Other types of products	Unsolicited client facilitation - Purchase	14,200	30 September 2025	\$11.0063	\$156,289.4600	0
	Derivatives	Other types of products	Unsolicited client facilitation - Sale	14,200	30 September 2025	\$11.0063	\$156,289.4600	0



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.