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**UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION**  
Washington, D.C. 20549

**FORM 8-K**

Current Report Pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934

Date of Report (Date of Earliest Event Reported): May 31, 2024

**ESSEX PROPERTY TRUST, INC.**  
**ESSEX PORTFOLIO, L.P.**

(Exact Name of Registrant as Specified in its Charter)

**001-13106 (Essex Property Trust, Inc.)**

**333-44467-01 (Essex Portfolio, L.P.)**

(Commission File Number)

**Maryland**

**(Essex Property Trust, Inc.)**

**California**

**(Essex Portfolio, L.P.)**

(State or Other Jurisdiction of Incorporation)

**77-0369576**

**(Essex Property Trust, Inc.)**

**77-0369575**

**(Essex Portfolio, L.P.)**

(I.R.S. Employer Identification No.)

**1100 Park Place, Suite 200**

**San Mateo, CA 94403**

(Address of principal executive offices) (Zip Code)

**(650) 655-7800**

(Registrant's telephone number, including area code)

**Not Applicable**

(Former name or former address, if changed since last report.)

Check the appropriate box below if the Form 8-K filing is intended to simultaneously satisfy the filing obligation of the registrant under any of the following provisions:

- ☐ Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
- ☐ Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)

- ☐ Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
- ☐ Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))

Securities registered pursuant to Section 12(b) of the Act:

<b>Title of each class</b>	<b>Trading Symbol(s)</b>	<b>Name of each exchange on which registered</b>
Common Stock, \$.0001 par value (Essex Property Trust, Inc.)	ESS	New York Stock Exchange

Indicate by check mark whether the registrant is an emerging growth company as defined in Rule 405 of the Securities Act of 1933 (§230.405 of this chapter) or Rule 12b-2 of the Securities Exchange Act of 1934 (§240.12b-2 of this chapter):

Essex Property Trust, Inc.	Emerging growth company	<input type="checkbox"/>
Essex Portfolio, L.P.	Emerging growth company	<input type="checkbox"/>

If an emerging growth company, indicate by check mark if the registrant has elected not to use the extended transition period for complying with any new or revised financial accounting standards provided pursuant to Section 13(a) of the Exchange Act. ☐

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**Item 7.01. Regulation FD Disclosure.**

On June 4, 2024, representatives of Essex Property Trust, Inc. (the “Company”), the general partner of Essex Portfolio, L.P., will meet with investors and deliver an investor presentation. A soft copy of the investor presentation has been posted for investors to download on the investor's section of the Company's website at [www.essex.com](http://www.essex.com).

The information furnished in this Current Report on Form 8-K shall not be deemed to be “filed” for the purposes of Section 18 of the Securities Exchange Act of 1934, as amended, or otherwise subject to the liabilities of that section, nor shall it be deemed incorporated by reference in any registration statement or other filing under the Securities Act of 1933, as amended, except as shall be expressly set forth by specific reference in such filing.

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## **SIGNATURES**

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrants have duly caused this report to be signed on their behalf by the undersigned hereunto duly authorized.

Date: May 31, 2024

ESSEX PROPERTY TRUST, INC.

/s/ Barbara Pak

Name: Barbara Pak

Title: Executive Vice President and Chief  
Financial Officer

ESSEX PORTFOLIO, L.P.

By: Essex Property Trust, Inc.  
its General Partner

/s/ Barbara Pak

Name: Barbara Pak

Title: Executive Vice President and Chief  
Financial Officer