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To All Concerned Parties

Investment Corporation

ESCON JAPAN REIT Investment Corporation

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Notice Concerning GRESB Real Estate Assessment Results

ESCON JAPAN REIT Investment Corporation (hereinafter, “ESCON REIT”) participated in the 2021 GRESB Real Estate Assessment for the first time. ESCON REIT received a “Two Stars” in GRESB Rating and won a “Green Star” designation.

1. GRESB Real Estate Assessment Overview

GRESB is an annual benchmarking assessment to measure ESG (Environmental, Social and Governance) integration of real estate companies and funds, as well as the name of organization which runs the assessment. It was founded in 2009 by a group of major European pension funds who played leading roles in launching Principles for Responsible Investment (PRI).

Currently, 140 Investor Members (with more than \$47 trillion in assets under management) use GRESB data for their investment decision-making and engagement with investees, and several institutions from Japan including Government Pension Investment Fund (GPIF) utilize GRESB Assessment results. In 2021, 1,520 listed or private real estate companies/funds participated in GRESB Real Estate Assessment.

2. Assessment Results

In the 2021 GRESB Real Estate Assessment, ESCON REIT received a “Two Stars” in GRESB Rating, which is based on GRESB Overall Score and its quintile position relative to global participants. It also won a “Green Star” designation by achieving high performance both in “Management Component” that evaluates policies and organizational structure for ESG promotion, and “Performance Component” that assesses environmental performance and tenant engagement of properties owned.



3. Future initiatives of ESCON REIT

Through the operation of commercial facilities, etc., ESCON REIT recognizes that environmental considerations, social contributions and enhanced sustainability through the reinforcement of corporate governance contribute to increases in unitholders' value, and will continue to work on these material challenges (materiality).

* URL of ESCON REIT : <https://www.escon-reit.jp/>