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For Immediate Release

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 GLP J-REIT
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Obtainment of BELS and CASBEE Certifications

GLP J-REIT announces that the following properties it owns have received "ZEB Ready" evaluations in addition to a "5-star" rating, which is the highest rating under the BELS (Building-Housing Energy Efficiency Labeling System: Building Energy Efficiency Labeling System), and the properties below have received the "S" or "A" rating under the CASBEE real estate evaluation certification, as stated below.

GLP J-REIT has set a goal of "Achieve an environmental certification of at least 80% on total floor space by 2024", and the obtainment of these certifications is expected to increase the ratio from 67% to 76%.

1. Properties newly obtained BELS and CASBEE Certifications

No.	Tokyo-47	Tokyo-48	Tokyo-32
Property Name	GLP Niiza	GLP Sayama Hidaka I	GLP Urayasu
Location	Niiza, Saitama	Hidaka, Saitama	Urayasu, Chiba
Certification Rank	 <p>この建物のエネルギー消費量 68%削減 <small>2021年12月24日交付 国土交通省告示に基づく第三者認証</small> BELS: Five stars ZEB: ZEB Ready</p>	 <p>この建物のエネルギー消費量 60%削減 <small>2021年12月24日交付 国土交通省告示に基づく第三者認証</small> BELS: Five stars ZEB: ZEB Ready</p>	 <p>Rank S</p>
Photo			

(Note 1) Date of obtainment of BELS evaluation: December 24, 2021/ Date of acquisition of CASBEE certifications: December 27, 2021 (hereinafter the same shall apply)

(Note 2) Evaluator for BELS: JAPAN ERI CO., LTD./ BELS/ Evaluator for CASBEE : SBI ArchiQuality Co.,Ltd. (hereinafter the same shall apply)

No.	Tokyo-36	Other-2	Tokyo-16
Property Name	GLP Shonan	GLP Tomiya	GLP Funabashi III
Location	Fujisawa, Kanagawa	Tomiya, Miyagi	Funabashi, Chiba
Certification Rank	 Rank S	 Rank S	 Rank A
Photo			

No.	Tokyo-24	Tokyo-27	Osaka-7
Property Name	GLP Narashino	GLP Matsudo	GLP Amagasaki II
Location	Narashino, Chiba	Matsudo, Chiba	Amagasaki, Hyogo
Certification Rank	 Rank A	 Rank A	 Rank A
Photo			

No.	Osaka-15	Other-5	Other-6
Property Name	GLP Fukaehama	GLP Tokai	GLP Hayashima
Location	Kobe, Hyogo	Tokai, Aichi	Tsukubo, Okayama
Certification Rank	 Rank A	 Rank A	 Rank A
Photo			

No.	Other-7	Other-11	Other-16
Property Name	GLP Hayashima II	GLP Ebetsu	GLP Hiroshima
Location	Tsukubo, Okayama	Ebetsu, Hokkaido	Hiroshima, Hiroshima
Certification Rank	 Rank A	 Rank A	 Rank A
Photo			

2. Overview of BELS and ZEB

BELS is a third party certification system in Japan that displays the energy saving performance of buildings. From April 2016, real estate companies (and others) are required to strive to display the energy-saving performance of buildings based on the Act on the Improvement of Energy Consumption Performance of Buildings (“Building Energy Efficiency Act”). The concrete display method is stipulated in the guidelines for energy saving performance display of buildings, BELS is evaluated based on the same guideline, and the evaluation result is represented by a number of stars (one star “★” to five stars “★★★★★”).

A Net Zero Energy Building (“ZEB”) is a building that aims at zero energy balance with considerably reduced annual energy consumption by saving as much energy as possible via better heat insulation, solar shading, natural energy and high-efficiency equipment, coupled with creating energy by photovoltaic power generation (or other energy generating methods), while maintaining a comfortable environment. Since the Building Energy Index (BEI), which is used for BELS evaluation, is also used for ZEB evaluation, it is possible to display ZEB evaluation in BELS evaluation. ZEB evaluation can be indicated with four levels, “ZEB,” “Nearly ZEB,” “ZEB Ready,” and “ZEB Oriented,” depending on the zero energy achievement status.

For details about BELS and ZEB, please refer to the URL below.

* BELS (Japanese only): <https://www.hyoukakyokai.or.jp/bels/bels.html>

* ZEB (Japanese only): <http://www.env.go.jp/earth/zeb/index.html>

3. GLP J-REIT’s Future Initiatives

GLP J-REIT and GLPJA together in collaboration with our sponsor group, the GLP Group, give the utmost consideration to environmental protection, and fulfill their social responsibilities in ensuring the health and safety of our customers and local communities as well as employees.

As a key confirmation of our overarching commitment to integrating such social responsibilities for the sustainability of the society into our core business practices, we have established various policies including our Environmental, Social and Governance (ESG) policies, and have taken various individual initiatives on a company as well as investment property basis.

This stance toward sustainability is also underpinned by the stated mission of GLP Group, which is to “create best-in-class logistics facilities by maximizing value for all stakeholders including our investors, customers and communities in which we live and operate”, and the BELS and ZEB certifications granted to the above properties are part of its execution.

GLP J-REIT and GLPJA will continuously and actively make efforts to contribute for realizing sustainable society through its investment and asset management of logistic properties.

* For more information on the ESG initiatives of GLP J-REIT, please [click](#) here.

GLP J-REIT website address: <https://www.glpjreit.com/en/>