



Fukuoka REIT Corporation
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(Securities Code: 8968)

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Notice Concerning Acquisition of Property (Completion of Acquisition: Hakata Chikushi-Dori Center Building)

Fukuoka REIT Corporation (FRC) announces that it has completed the acquisition of the following property as announced in “Fukuoka REIT Corporation Concludes Agreement to Purchase a New Property” dated August 30, 2021.

1. Overview of Acquisition

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|------------------------------------|---|
| (1) Type of asset for acquisition: | Real Estate trust beneficiary interest
(Trustee: Mizuho Trust and Banking Co., Ltd.) |
| (2) Property name: | Hakata Chikushi-Dori Center Building |
| (3) Acquisition price: | 4,320 million yen (Note1) |
| (4) Seller: | Not disclosed |
| (5) Acquisition date: | March 1, 2022 |
| (6) Funding: | Cash on hand and borrowings |
| (7) Property Management Company: | Fukuoka Jisho Co., Ltd. |

(Note1) The acquisition price does not include acquisition expenses, amounts equivalent to the settlement of property taxes and city planning taxes, consumption taxes, and other expenses.

2. Change in Occupancy Rate

Property name	August 30, 2021 (At the time of contract)	As of December 31, 2021	April 30, 2022 (Scheduled)
Hakata Chikushi-Dori Center Building	96.7%	87.5% (Note3)	96.7% (Note4)

(Note2) The figure indicates the ratio of total leased area to total leasable area. The figure has been rounded to the second decimal place. Parking lots are not included.

(Note3) The decrease in the occupancy rate is due to a cancellation of a tenant who had turned in a notice of cancellation at the time of the contract.

(Note4) The figure is calculated by adding the leased area of a tenant, who has concluded a lease contract as of March 1, 2022, to the total leased area.

*FRC's website is <https://www.fukuoka-reit.jp/en/index.html>