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For Immediate Release

Real Estate Investment Trust
 Securities Issuer
 1-1-1 Akasaka, Minato-ku, Tokyo
 XYMAX REIT Investment Corporation
 Representative Executive Director Shotaro Kanemitsu
 (Securities Code 3488)

Asset Management Company
 XYMAX REAL ESTATE INVESTMENT
 ADVISORS Corporation
 Representative Director and President Shotaro Kanemitsu
 Contact Head of Business Planning Division Tatsuya Nakayama
 TEL: +81-3-5544-6880

Notice Concerning Disposition of Domestic Real Estate Trust Beneficiary Right
(Renaissance 21 Chihaya)

XYMAX REIT Investment Corporation (hereinafter “XYMAX REIT”) hereby announces that XYMAX REIT today completed the Disposition of Domestic real estate trust beneficiary right (Renaissance 21 Chihaya) announced in “Notice Concerning Acquisition of Domestic Trust Beneficiary Right in Real Estate (Valor Kachigawa Store (Leasehold land) (50% quasi-co-ownership interest)) and Disposition of Domestic Real Estate Trust Beneficiary Right (Renaissance 21 Chihaya)” dated January 27, 2022, as follows.

1. Overview of the Disposition

Category	Property No. (Note 1)	Property Name	Sales price (Million yen) (Note 2)	Date of disposition
Others (Residential)	OT-01	Renaissance 21 Chihaya	1 st sale 1,640 (50% quasi-co-ownership interest) 2 nd sale 1,640 (50% quasi-co-ownership interest)	1 st sale January 31, 2022 2 nd sale March 31, 2022

(Note 1) “Property No.” refers to the property codes and numbers according to the type of the asset held by XYMAX REIT. For each code, OF represents Office, RT represents Retail, HT represents Hotel, and OT represents other. The same shall apply hereinafter.

(Note 2) “Sales price ” is rounded down to the nearest million yen for the sales price of the asset disposed (excluding various expenses such as consumption tax, local consumption tax, transfer expenses and settlement amount of fixed property tax and city planning tax).

2. Others

Please refer to the press release “Notice Concerning Acquisition of Domestic Trust Beneficiary Right in Real Estate (Valor Kachigawa Store (Leasehold land) (50% quasi-co-ownership interest)) and Disposition of Domestic Real Estate Trust Beneficiary Right (Renaissance 21 Chihaya)” dated January 27, 2022 for details.

* XYMAX REIT Investment Corporation website : <https://xymaxreit.co.jp>