

June 27, 2022

For Immediate Release

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

Asset Management Company
XYMAX REAL ESTATE INVESTMENT ADVISORS Corporation
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Representative Director and President
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Notice Concerning an Obtainment of Credit Rating from R&I

XYMAX REIT Investment Corporation (hereinafter "XYMAX REIT") announces today that it has obtained a credit rating from Rating and Investment Information, Inc. ("R&I") as described below;

Rating Agency	Rating Object	Rating	Outlook
R&I	Issuer Rating	A-(Assigned)	Stable

XYMAX REIT believes that an obtainment of credit rating from R&I will contribute to expand the unitholder base and diversify the financing source, XYMAX REIT aims to further increase unitholder value through the steady growth of its assets under management, while ensuring the flexibility of financing and promoting stable financial management.

For details of the rating above, please refer to the news release dated today, posted on the R&I website.

<https://www.r-i.co.jp/en/>

XYMAX REIT website address: <https://xymaxreit.co.jp/en/index.html>