

August 23, 2022

For Immediate Release

Real Estate Investment Trust:

MIRAI Corporation

Michio Suganuma, Executive Director

(Securities Code: 3476)

Asset Management Company:

Mitsui Bussan & IDERA Partners Co., Ltd.

Michio Suganuma, Representative Director, President





Contact: Nobuaki Takuchi, Executive Director, CFO

TEL: +81-3-6632-5950

Notice Concerning Acquisition of DBJ Green Building Certification  
(Shinjuku Eastside Square and Rokko Island DC)

MIRAI Corporation (hereinafter “MIRAI”) announces today that it has acquired the DBJ Green Building Certification for the Shinjuku Eastside Square and Rokko Island DC that it owns.

1. DBJ Green Building Assessed Rank in the Certification

Property Name	Address	Exterior View	Assessed Rank
Shinjuku Eastside Square	Shinjuku-ku, Tokyo		 DBJ Green Building 2022 ∞ Properties with exceptionally high environmental and social awareness
Rokko Island DC	Kobe-shi, Hyogo		 DBJ Green Building 2022 ∞ Properties with excellent environmental and social awareness

## 2. Points Commended in the Certification

### (i) Shinjuku Eastside Square

- Energy saving is promoted through the use of total heat exchangers, Low-E double glazing windows, and double-skin construction methods, as well as the installation of motion sensors and daylight sensors, while resource saving is also promoted through the use of water-saving faucets and rainwater reuse.
- The building is designed for the convenience and comfort of its users, with restaurants, convenience stores, clinics, and other convenient facilities on the lower floors, as well as walking spaces, large-scale greenery, and a water table on the exterior.
- The building ensures the safety of its users through the use of a seismic damping system, the installation of emergency generators for tenants and the provision of space for additional generators, the provision of receiving power from two lines, and the implementation of 24-hour manned security.

### (ii) Rokko Island DC

- Energy conservation is promoted through the use of LED lighting with motion sensors throughout the facility, the use of solar light through light ducts, and a roof sprinkler system.
- Resource conservation is considered through the installation of water-saving faucets and toilets, and the reuse of rainwater for roof sprinkling, etc.
- User comfort is considered through the installation of a cafeteria and shower rooms for employees and air conditioning units in the dry warehouse.

For more details, please refer to the operation site of DBJ Green Building Certification Program (<http://igb.jp/>)

## 3. MIRAI's approach to ESG

MIRAI believes that it is essential to tackle Environment, Society and Governance initiatives so as to realize sustainable society and that those initiatives will lead to mid-to long-term improvement of unitholder value, based on our philosophy that “MIRAI creates the future of the world”.

In terms of “Environment”, MIRAI plans to increase the proportion of assets with environmental certifications in its portfolio and continuously disclose our environmental performance results.

(Reference) Proportion of Assets with Environmental Certifications (as of August 23, 2022)

<b>Based on acquisition price</b>	<b>Based on gross floor area</b>
<b>55.6%</b>	<b>74.7%</b>

(Note) Calculated excluding land.

(End)

\* URL: <https://3476.jp/en>

**This press release is English translation of the announcement in Japanese on MIRAI's website. However, no assurance or warranties are given for the completeness or accuracy of this English translation.**