

For Immediate Release

Investment Corporation:
 Daiwa House REIT Investment Corporation
 2-4-8, Nagatacho, Chiyoda-ku, Tokyo
 Toshiharu Asada, Executive Director
 (TSE Code: 8984)

Asset Manager:
 Daiwa House Asset Management Co., Ltd.
 Koichi Tsuchida, President and CEO
 Inquiries:
 Koyu Asahina, General Manager,
 Fund Management Department, Daiwa House REIT Division
 TEL. +81-3-3595-1265

Notice Concerning CASBEE for Real Estate Certification and BELS Certification

Daiwa House REIT Investment Corporation (“DHR”) hereby announces that Royal Parks SEASIR received Comprehensive Assessment System for Built Environment Efficiency (“CASBEE”) for Real Estate Certification and the six properties listed below received Building-Housing Energy-efficiency Labelling System (“BELS”) Certification.

1. Overview of CASBEE for Real Estate Certification

CASBEE is a method designed to comprehensively assess the environmental efficiency of buildings and promoted throughout Japan under the guidance of the Ministry of Land, Infrastructure Transport and Tourism. CASBEE for Real Estate Certification is a system where third-party institutions examine and certify assessment results prepared in accordance with CASBEE for Real Estate. The certification rating is represented by the number of stars on a four-tier (S rating: ★★★★★ to B rating: ★★) evaluation scale.

For details of CASBEE for Real Estate Certification, please refer to the following website.

Website of CASBEE Certification: <http://www.ibec.or.jp/CASBEE/english/certificationE.htm>

2. Rating of CASBEE for Real Estate Certification

| | |
|----------------|---|
| Property name | Royal Parks SEASIR |
| Asset class | Residential |
| Rating / Photo | <p>“A”</p>   |

3. Overview of BELS







The Act on the Improvement of Energy Consumption Performance of Buildings (“Building Energy Efficiency Act”) calls on real estate companies and certain other parties to label the energy saving performance of buildings. BELS is a system where third-party institutions evaluate the energy saving performance of buildings based on evaluation standards set by the Ministry of Land, Infrastructure, Transport and Tourism, and the certification rating is represented by the number of stars on a five-tier (★★★★★ to ★) evaluation scale.

For details of BELS, please refer to the following website.

Website of BELS: <https://www.hyoukakyukai.or.jp/bels/bels.html> (in Japanese only)

4. Rating of BELS Certification

| Property name | Sports Depo and GOLF5 Kokurahigashi IC Store | Daiwa Roynet Hotel Nagoya Shinkansenguchi | Nursery Room Berry Bear Omori Nishi Welcia Omori Nishi Store |
|---------------|--|---|--|
| Asset class | Retail | Hotel | Other |
| Rating |  <p>この建物のエネルギー消費量28%削減 2022年12月14日交付 国土交通省告示に基づく第三者認証</p> <p>28% projected reduction in energy consumption</p> |  <p>この建物のエネルギー消費量21%削減 2022年12月15日交付 国土交通省告示に基づく第三者認証</p> <p>21% projected reduction in energy consumption</p> |  <p>この建物のエネルギー消費量24%削減 2022年12月14日交付 国土交通省告示に基づく第三者認証</p> <p>24% projected reduction in energy consumption</p> |
| Photo |  |  |  |

| Property name | Castalia Meguro Chojyamaru | FOLEO Ome Imai | Castalia Yoyogi Uehara |
|---------------|--|---|---|
| Asset class | Residential | Retail | Residential |
| Rating |  <p>この住棟のエネルギー消費量2%削減 2022年12月14日交付 国土交通省告示に基づく第三者認証</p> <p>2% projected reduction in energy consumption</p> |  <p>この建物のエネルギー消費量15%削減 2022年12月14日交付 国土交通省告示に基づく第三者認証</p> <p>15% projected reduction in energy consumption</p> |  <p>この建物のエネルギー消費量3%増加 2022年12月14日交付 国土交通省告示に基づく第三者認証</p> <p>3% projected increase in energy consumption</p> |
| Photo |  |  |  |

5. DHR's future efforts

DHR will continue to make sustainability efforts based on the Sustainability Policy.

* DHR's ESG website: <https://www.daiwahouse-reit.co.jp/en/sustainability/>