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 Real Estate Investment Trust Securities Issuer  
 Sekisui House Reit, Inc.

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 (Securities Code: 3309)

Asset Management Company

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### Notice Concerning Acquisition of Science Based Targets initiative (SBTi) Validation

Sekisui House Reit, Inc. (“SHR”) hereby announces that it acquired validation through the Science Based Targets initiative (“SBTi”) regarding its greenhouse gas (“GHG”) emission reduction targets, as follows.

#### 1. Overview of SBTi

SBT is a Science-based target for reducing GHG emissions that is certified by SBTi, an international joint initiative established in 2015 by the Carbon Disclosure Project (CDP), the United Nations Global Compact, the World Resources Institute (WRI) and the World Wide Fund for Nature (WWF), which validates science-based GHG emission reduction targets. In order to acquire validation through SBTi, it is necessary to align GHG emission reduction targets with the levels required by the Paris Agreement, an international agreement adopted at COP21 (the 21st Conference of the Parties to the United Nations Framework Convention on Climate Change) held in 2015. After validation, it is required to disclose annual GHG emissions and monitoring progress toward achieving the targets, and to revise the target upward at least once every five years.



#### 2. Acquisition of SBTi Validation

SHR had set a target (KPI) of “reducing 50% of its portfolio’s CO<sub>2</sub> emissions intensity by FY 2030 compared to FY 2018 as a medium term target” for the resolution of materiality “Promoting Response to Climate Change”, which has been identified as a key environmental issue among the ESG initiatives. Based on the efforts so far, the results for FY 2021 were -25.0% compared to FY 2018 (intensity based).

SHR reinforced its previous CO<sub>2</sub> emissions reduction target as mentioned above, and set the new medium term target to “Reduce portfolio’s GHG emissions by 42% in Scope 1 and Scope 2 by FY 2030 (total emissions based, compared to FY 2021) (“the Target”)", and also obtained SBTi validation for the Target.

Through the acquisition of SBTi validation, SHR will contribute to the SDGs (Sustainable Development Goals) Goal 7 “Affordable and Clean Energy” and Goal 13 “Climate Action”.

**【Related SDGs】****3. ESG Initiatives Going Forward**

SHR aims to contribute to the realization of a sustainable society by conducting real estate investment management with due consideration given to ESG (Environment, Social and Governance).

In order to invest in real estate with excellent environmental performance, SHR intends to utilize the know-how regarding real estate operation and management of Sekisui House, Ltd., the sponsor, who aims to be a leading company in ESG management. SHR intends to further promote energy conservation and environmental considerations, ensuring the safety of life and business continuity, etc., in line with the improvement of tenant satisfaction in owned properties.

For details of ESG initiatives of SHR, please refer to “[ESG special website](#)” on SHR’s website.

\* Sekisui House Reit, Inc. website: <https://sekisuihouse-reit.co.jp/en/>