May 15, 2015

Company name: Kenedix, Inc.
Representative: Taisuke Miyajima, CEO & President
Stock code: 4321
Listing: First Section, Tokyo Stock Exchange
Contact: Masahiko Tajima, Director,
Head of Corporate Planning Department

Please note that this document is a translation of the official announcement that was released in Tokyo. The translation is prepared and provided for the purpose of the readers' convenience only.
All readers are strongly recommended to refer to the original Japanese version of the news release for complete and accurate information.

Notice of Establishment and Co-Investment in a Private Fund

Kenedix, Inc. has established a private fund ("the Fund") that will hold primarily retail facilities. In addition, Kenedix made a co-investment in JRP5 Godo Kaisha, which is a special-purpose company (SPC) and is the first holding of the Fund.

1. Summary and reason for the investment

The Fund is a private fund targeting the wealthy investors overseas. The SPC acquires trust beneficiary rights backed by a retail facility using the co-investment from the Fund and Kenedix.

The Fund will contribute to growth of AUM at Kenedix because Kenedix will perform asset management for the Fund. Furthermore, Kenedix believes that this investment will earn returns and enable Kenedix to serve client investors in a broader range of investor segments.

2. Amount and ratio of investment

The Fund	1,453.5 million yen	(90.0%)
Kenedix, Inc.	161.5 million yen	(10.0%)
Total	1,615 million yen	(100.0%)

3. Summary of the underlying asset

Location	Izumi City, Osaka
Category	Retail facility (1 property)

4. Schedule

Date of asset purchase using the SPC	May 15, 2015

5. Outlook

The impact on 2015 results of operations is negligible. There is no change in the 2015 consolidated forecast announced on February 10, 2015. An announcement will be made promptly if a forecast revision is needed due to changes in the operating environment, real estate market or results of operations.

Cautionary Statement Concerning Forward-Looking Information
This press release contains forward-looking statements that include "intends," "will" and other similar words and phrases, statements regarding the intent, belief, strategy, plans or current expectations of the Company. Such forward-looking statements are not guarantees of future performance or events and involve risks and uncertainties. Actual results may differ materially from those described in such forward-looking statements as a result of various factors. The Company does not undertake any obligation to update the forward-looking statements contained herein, or to update the reasons why actual results could differ from those projected in the forward-looking statements, except as required by law.