Japan Retail Fund Investment Corporation

Japan Retail Fund Investment Corporation (Tokyo Stock Exchange Company Code: 8953)
News Release –March 27, 2015

JRF Receives DBJ Green Building Certification for Its Properties

Japan Retail Fund Investment Corporation ("JRF") hereby announces that two of its properties (Abiko Shopping Plaza and KAWASAKI Le FRONT) received DBJ Green Building Certification from Development Bank of Japan Inc. ("DBJ") on March 27, 2015.

1. Overview of the DBJ Green Building Certification

The DBJ Green Building Certification system is a system established in April 2011 by DBJ, to support real estate properties that demonstrate environment and social considerations. The system evaluates, certifies real estate properties that meet the social economic demand, and supports initiatives taken by those properties through comprehensive assessment of each property's environmental building features and measures taken for various stakeholders including disaster prevention and community-conscious measures. As for the retail properties, DBJ Green Building Certification for retail facilities was established in October 2014, and four properties in our portfolio (Nara Family, mozo wonder city, Oyama Yuen Harvest Walk and GYRE) were awarded the certification for the first time in J-REIT.

2. DBJ Green Building Certification Rank

Properties with exceptionally high environmental & social awareness	**Properties with excellent environmental & social awareness**
Abiko Shopping Plaza	**KAWASAKI Le FRONT**
11-1, Abiko 4-chome, Abiko-shi, Chiba	1-11, Nissincho, Kawasaki-ku, Kawasaki-shi, Kanagawa
DBJ Green Building 2014	DBJ Green Building 2014

3. Summary of assessment points for the properties awarded the certification

DBJ Green Building 2014

Properties with exceptionally high environmental & social awareness

Abiko Shopping Plaza

Abiko Shopping Plaza is a shopping center rooted in the local community, which has Ito-Yokado as its core tenant and is occupied by approximately 56 tenants, including Abiko City *Shimin Plaza*, a community center consisting an event hall; a book store, restaurants and other shops.

Abiko City Community Center is a place of recreation for local residents, where various events such as vaudeville (*rakugo*) , art exhibition, summer festival and winter luminary event in the event space are held periodically.

Property Summary	
Location	11-1, Abiko 4-chome, Abiko-shi, Chiba
Tenant	Ito-Yokado
Structure and stories	6-story above ground and 1 basement floor, steel-reinforced concrete 2-story above ground, steel construction with flat roofing
Total floor space	55,761.48 m^2
Acquisition date	March 4, 2003 February 12, 2010

Property Photo



"*Shimin Plaza*" Community Center Consisting an Event Hall and Other Facilities



Food Court with Kids' Space



Luminary Event Promoting Cleaning of Teganuma Lake



Children's Play Area, "*Nakayoshi Hiroba*"



Japan Retail Fund Investment Corporation

DBJ Green Building 2014

Properties with excellent environmental & social awareness

KAWASAKI Le FRONT

Kawasaki Le Front is located in front of JR Kawasaki Station, one of the stations in Japan which handles largest number of passengers. The property boasts one of the largest revenues and floor space among the retail properties at the station's east entrance.

A large scale multi-tenant retail facility that houses Marui, a major fashion-oriented retailer and Yodobashi Camera, a large home appliances retailer, as well as other businesses and shops that cater to the needs of various customers.

Property Summary

Location	1-11, Nissincho, Kawasaki-ku, Kawasaki-shi, Kanagawa
Tenant	Yodobashi Camera, Marui
Structure	Main building: 12 floors above ground and 2 basement floors, reinforced concrete, steel-reinforced concrete with structure building with flat roofing Parking lot tower: 3 basement floors, reinforced concrete
Total floor space	Main building: 88,818.38m^2 Parking lot tower: 5,705.63m^2
Acquisition date	October 7, 2013

Property Photo



Baby Changing Room



Children's play area, "*Kodomo Hiroba*"/ Double Toilet Stall for a Parent and a Child



Aerial Photo of the Property



Cinderella Steps (Event Space)



4. JRF's future efforts

JRF will continue to take environmentally friendly measures to reduce its environmental impact by implementing environmental, energy-saving and energy efficient measures in its properties.

Reference: JRF's sustainability (http://www.jrf-reit.com/english/structure/csr.html)

About JRF: JRF is the third listed Japanese Real Estate Investment Trust ("J-REIT") and the first J-REIT to focus exclusively on retail properties. As of the date of this release, JRF owns 88 properties containing approximately 3.1 million square meters of leasable space.

Please refer to our website at **http://www.jrf-reit.com/english/index.html** for further details.

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This translation is for informational purposes only, and the Japanese language release should be referred to as the original.