Make The World
More Sustainable

[Provisional Translation Only]
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Issuer
Ichigo Office REIT Investment Corporation ("Ichigo Office," 8975)
1-1-1 Uchisaiwaicho, Chiyoda-ku, Tokyo
Representative: Yoshihiro Takatsuka, Executive Director
www.ichigo-office.co.jp/en

Asset Management Company
Ichigo Investment Advisors Co., Ltd.
Representative: Hiroshi Iwai, President
Inquiries: Norio Nagamine, Head of Ichigo Office
Tel: +81-3-3502-4891

Ichigo Office Portfolio Occupancy (Flash Data) – June 2021

		May 2021 (Final: A)	June 2021 (Flash: B)	Difference (B) - (A)
Total		**97.1%**	**97.0%**	**-0.1%**
By Asset Type	Office	97.2%	97.1%	-0.1%
	Other	94.4%	94.4%	–
By Area	Central Tokyo	95.3%	95.4%	+0.1%
	Tokyo Metropolitan Area	97.8%	97.5%	-0.3%
	Four Major Regional Cities	99.1%	99.1%	–
	Other Regional Cities	98.8%	98.8%	–
No. of Assets		86	86	–
No. of Tenants		932	932	–
Leasable Area		264,637.51m^2	264,600m^2	
Leased Area		256,846.16m^2	256,800m^2	

Notes:

1. The above are unaudited month-end figures.
2. Leasable Area is the total area of space available for leasing, and may have small adjustments due to renovations or variations in rental contract terms.
3. Central Tokyo refers to Chiyoda, Minato, Chuo, Shinjuku, Shibuya, and Shinagawa Wards. Tokyo Metropolitan Area refers to Tokyo (excluding the six wards above), Kanagawa, Chiba, and Saitama Prefectures. Four Major Regional Cities refers to Osaka, Nagoya, Fukuoka, and Sapporo.

Explanation of Changes

Although occupancy decreased for Office and Tokyo Metropolitan Area due to a departing tenant at the Ichigo Tachikawa Building, occupancy increased for Central Tokyo due to new tenants at the Ichigo Takadanobaba Building and Ichigo Shibuya Udagawacho Building.

Value-Add Actions

As part of its ongoing efforts to increase tenant satisfaction via value-add capex, Ichigo Office recently completed renovation of the entrance hall and restrooms at the Ichigo Tachikawa Building. Since acquiring this asset in December 2020, Ichigo has been focused on closing the rent gap of current tenants as well as driving higher rents at re-tenanting, and this renovation work is expected to contribute towards this end.

Ichigo Office will continue to work to increase tenant satisfaction and the competitiveness of its assets to drive higher earnings for shareholders.

Ichigo Tachikawa Building



