SEKISUI HOUSE REIT, INC.

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Real Estate Investment Trust Securities Issuer
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Notice Concerning Acquisition of Certification for CASBEE for Real Estate

Sekisui House Reit, Inc. ("SHR") hereby announces that owned 10 residences, including "Prime Maison Higashisakura", received Certification for CASBEE for Real Estate ("the Certification") today from the CASBEE certification board, which is authorized by the Institute for Built Environment and Carbon Neutral for SDGs, as follows. In addition, "Prime Maison Gokiso", "Prime Maison Waseda", "Prime Maison Jimbocho" and "Prime Maison Morishita" received the highest evaluation rank, "Rank S".

1. Overview and Evaluation of the Properties that Acquired the Certification

Property Number	Property Name	Asset Type	Location/ Completion/ Acquisition	Main Assessment Points	Certification Rank
R-041	 Prime Maison Gokiso	Residence	Nagoya-shi, Aichi/ October 2008/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ High-energy saving performance with LED lighting used in living areas ・ Efforts to conserve biodiversity are taken, such as planting native species	 Rank S
R-069	 Prime Maison Waseda	Residence	Shinjuku-ku, Tokyo/ November 2012/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ Active efforts to conserve energy are taken, such as the introduction of latent heat recovery water heaters, etc. ・ Efforts to conserve biodiversity are taken, such as planting native species	

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Property Number	Property Name	Asset Type	Location/ Completion/ Acquisition	Main Assessment Points	Certification Rank
R-071	 Prime Maison Jimbocho	Residence	Chiyoda-ku, Tokyo/ March 2013/ May 2018	・The actual value of energy consumption is less than the statistical value ・Active efforts to conserve water are taken, such as the introduction of water-saving faucets and water-saving toilets etc. ・Efforts to conserve biodiversity are taken, such as planting native species	 Rank S
R-080	 Prime Maison Morishita	Residence	Koto-ku, Tokyo/ May 2013/ May 2018	・The actual value of energy consumption is less than the statistical value ・Active efforts to conserve energy are taken, such as the introduction of latent heat recovery water heaters, etc. ・Efforts to conserve biodiversity are taken, such as planting native species	
R-034	 Prime Maison Higashisakura	Residence	Nagoya-shi, Aichi/ February 2008/ May 2018	・Use of high-efficiency air conditioners resulting in high energy conservation ・Active efforts to conserve water are taken, such as the introduction of water-saving faucets and water-saving toilets etc. ・Good access due to proximity to public transportation	 Rank A
R-042	 Prime Maison Yuhigaoka	Residence	Osaka-shi, Osaka/ February 2007/ May 2018	・The actual value of energy consumption is less than the statistical value ・Good access due to proximity to public transportation ・Efforts to conserve biodiversity are taken, such as planting native species	

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Property Number	Property Name	Asset Type	Location/ Completion/ Acquisition	Main Assessment Points	Certification Rank
R-043	 Prime Maison Kitatanabe	Residence	Osaka-shi, Osaka/ June 2006/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ Use of recycled materials for non-structural building material ・ Efforts to conserve biodiversity are taken, such as planting native species	 Rank A
R-049	 Prime Maison Yadaminami	Residence	Nagoya-shi, Aichi/ July 2007/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ Efforts to conserve biodiversity are taken, such as planting native species ・ Good indoor environment due to large daylighting area	
R-070	 Prime Maison Hatchobori	Residence	Chuo-ku, Tokyo/ November 2012/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ Active efforts to conserve energy are taken, such as the introduction of latent heat recovery water heaters, etc. ・ Efforts to conserve biodiversity are taken, such as planting native species	
R-078	 Prime Maison Fujimidai	Residence	Nagoya-shi, Aichi/ April 2007/ May 2018	・ The actual value of energy consumption is less than the statistical value ・ Efforts to conserve biodiversity are taken, such as planting native species ・ Good indoor environment due to large daylighting area	

2. 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).

SHR regards the investment in real estate with excellent environmental performance as one of the materiality (important issues), and has set the target (KPI) of maintaining 70% or more of the portfolio with green certification (Note).

As a result of this acquisition of the Certification, the green certification ratio is 82.7% (based on total floor

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area).
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 the "ESG Special Website" on SHR's website.

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

(Note) Green certification ratio refers to the total floor area (in case the property contains multiple uses and only a specific use is certified, the total floor area of the entire property is used in principle.) of properties owned by SHR that have obtained one of "DBJ Green Building Certification", "Certification for CASBEE for Real Estate", "BELS" or "LEED" divided by the total floor area of the entire portfolio.

【Related SDGs】



(Reference) Overview of Certification for CASBEE for Real Estate

CASBEE (Comprehensive Assessment System for Built Environment Efficiency) is a method that is a comprehensive assessment of the quality of a building, evaluating features such as interior comfort and scenic aesthetics, in consideration of environment practices that include using materials and equipment that save energy or achieve smaller environmental loads.
CASBEE for Real Estate Certification was developed with the aim of making use of the results of the environmental assessment of buildings by CASBEE in real estate evaluation. It scores buildings under each of the evaluation items in five categories, comprising "1. Energy & Greenhouse Gases", "2. Water", "3. Use of Resources & Safety", "4. Biodiversity & Sustainable Site", and "5. Indoor Environment". Based on the scores, the evaluation results are given one of four ranks: Rank S, Rank A, Rank B+, and Rank B.

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

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