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May 1, 2025

For Immediate Release

Real Estate Investment Trust Securities Issuer:
Advance Residence Investment Corporation
(Securities Code：3269)
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Representative: Wataru Higuchi, Executive Director

Asset Management Company:
ITOCHU REIT Management Co., Ltd.
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Notice Concerning Status and Completion of Acquisition of Own Investment Units

Advance Residence Investment Corporation (ADR) announced the status for the acquisition of its own investment units conducted pursuant to Article 80-2 of the Act on Investment Trusts and Investment Corporations which are applied by replacing the terms and phrases of the provisions of Article 80-5, Paragraph 2 of the same Act.

ADR hereby announces that, with the acquisition described below, it has completed the purchasing of its own investment units as announced on March 17, 2025.

1. Status of the Acquisition of Own Investment Units in April 2025

Total number of investment units acquired	9,590 units
Total acquisition amount of investment units acquired	1,399,497,300 yen
Acquisition method	Market purchase on the Tokyo Stock Exchange pursuant to a discretionary trading contract with a securities company for the acquisition of its own investment units
Acquisition period	April 1, 2025 to April 30, 2025 (based on trade date)

2. The status of the acquisition of own investment units during the whole acquisition period

Total number of investment units acquired	13,698 units (0.5% of the total number of investment units issued and outstanding (excluding the number of investment units owned by ADR))
Total acquisition amount of investment units acquired	1,999,896,900 yen
Acquisition method	Market purchase on the Tokyo Stock Exchange pursuant to a discretionary trading contract with a securities company for the acquisition of its own investment units
Acquisition period	March 18, 2025 to April 30, 2025 (based on trade date)

All of the acquired investment units are scheduled to be retired by the end of the fiscal period ending July 2025, pursuant to a resolution of the Board of Officers of ADR. As a result, the total number of investment units issued is expected to decrease from 2,866,000 units to 2,852,302 units.

Reference : Details of the Resolution made by the Board of Directors meeting on March 17, 2025

Total number of investment units that can be acquired	18,000 units (maximum) (0.6% of the total number of investment units issued and outstanding (excluding the number of investment units owned by ADR))
Total acquisition amount of investment units	2,000 million yen (maximum)
Acquisition method	Market purchase on the Tokyo Stock Exchange pursuant to a discretionary trading contract with a securities company for the acquisition of its own investment units
Acquisition period	March 18, 2025 to April 30, 2025

About Advance Residence Investment Corporation

Advance Residence Investment Corporation is the largest J-REIT specializing in residential properties and is managed by ITOCHU REIT Management Co., Ltd. (IRM), the asset management company of the ITOCHU Group, investing in over 290 rental apartments located mostly in central Tokyo and in other major cities throughout Japan (AUM over 490 billion yen). ADR can be expected have a stable dividend in the long-term and can be considered as a defensive J-REIT, on back of the stable income from residential assets and with the largest dividend reserve among J-REITs.

"Advance" is the common brand name of the real estate investment corporation managed by ITOCHU REIT Management Co., Ltd.

ADR's website: https://www.adr-reit.com/en/
IRM's website : https://www.itc-rm.co.jp/en/