HEIWA REAL ESTATE REIT, Inc.

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For Immediate Release

REIT Issuer
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# Notice Concerning Completion of Acquisition of Assets (HF SHIN-OSAKA RESIDENCE and HF NISHI-NIPPORI RESIDENCE)

HEIWA REAL ESTATE REIT, Inc. (hereinafter referred to as the "Investment Corporation") announced today that it has completed the acquisition of HF SHIN-OSAKA RESIDENCE and HF NISHI-NIPPORI RESIDENCE, which were disclosed in the press release titled "Notice Concerning Acquisition and Disposition of Domestic Assets" dated October 27, 2026, as described below.

1. Overview of the acquisition

| Property Number | Property Name | Type of Assets | Investment Category | Investment Area | Acquisition Price (million yen) (Note) |
|---|---|---|---|---|---|
| Re-123 | HF SHIN-OSAKA RESIDENCE | Real estate trust beneficiary right | Residence | Regional Investment Area (Osaka-city, Osaka) | 3,160 |
| Re-124 | HF NISHI-NIPPORI RESIDENCE | Real estate | Residence | Primary Investment Area (Arakawa-ku, Tokyo) | 1,140 |

(Note) "Acquisition Price" refers to the purchase price provided in the real estate trust beneficiary right transaction agreement or real estate transaction agreement (excluding the amount equivalent to consumption tax), and does not include the amounts of expenses related to acquisition, fixed property tax, and city planning tax, etc.

* Investment Corporation Website: https://www.heiwa-re.co.jp/en/

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Note: This press release was prepared to make an announcement to the completion of acquisition of assets (HF SHIN-OSAKA RESIDENCE and HF NISHI-NIPPORI RESIDENCE) by the Investment Corporation. It has not been prepared to solicit investment whether in or outside Japan. The Investment Corporation requests that prospective investors be sure to read the prospectus for the issuance of new investment units and secondary offering of investment units as well as amendments thereto prepared by the Investment Corporation, and note that the investment decisions are made at their discretion and responsibility.