

November 13, 2020

For Immediate Release

Real Estate Investment Trust Securities Issuer:
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**Notice Concerning Completion of Seismic Isolation/ Mitigation Oil Dampers
Replacement by KYB Corporation and Kayaba System Machinery Co., Ltd.**

Sojitz REIT Advisors K.K. ("SRA"), which is entrusted to manage the assets of NIPPON REIT Investment Corporation ("NIPPON REIT"), announces today that in connection with the fact that Seismic Isolation/ Mitigation Oil Dampers ("Oil Dampers") manufactured by KYB Corporation ("KYB") and Kayaba System Machinery Co., Ltd. ("KSM") with same product certification number(s) as products for which the performance inspection record data was considered to be falsified are used in one property (the "Property") among properties which NIPPON REIT currently owns, announced in the press release "Notice Concerning Seismic Isolation/ Mitigation Oil Dampers for Buildings Manufactured by KYB Corporation and Kayaba System Machinery Co., Ltd." on October 26, 2018 and the follow-up notices, the construction company of the property completed the replacement of the Oil Dampers with new ones complying with the performance assessment standards certified by the Minister of Land, Infrastructure at the expense of KSM according to the agreement announced in the press release "Notice Concerning Conclusion of Agreement Regarding the Replacement of Seismic Isolation/ Mitigation Oil Dampers for Buildings Manufactured by KYB Corporation and Kayaba System Machinery Co., Ltd." on June 30, 2020 and the corrective action report on the Oil Damper was consequently accepted by the local government that holds the jurisdiction over the replacement on November 9, 2020.

* NIPPON REIT website : <http://www.nippon-reit.com/en>

This notice is the English translation of the original Japanese document and is provided solely for information purposes. There is no assurance as to the accuracy of the English translation. In the event of any discrepancy between this translation and the Japanese original, the latter shall prevail.

Related news releases

October 26, 2018

Notice Concerning Seismic Isolation/ Mitigation Oil Dampers for Buildings Manufactured by KYB Corporation and Kayaba System Machinery Co., Ltd.

February 1, 2019

Notice Concerning Seismic Isolation/ Mitigation Oil Dampers for Buildings Manufactured by KYB Corporation and Kayaba System Machinery Co., Ltd.(Follow-up).

June 30, 2020

Notice Concerning Conclusion of Agreement Regarding the Replacement of Seismic Isolation/ Mitigation Oil Dampers for Buildings Manufactured by KYB Corporation and Kayaba System Machinery Co., Ltd.