

November 24, 2020

FOR IMMEDIATE RELEASE

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**SLR Announces Determination of Prices, Etc. Concerning Issuance of New Investment Units  
and Secondary Offering of Investment Units**

SOSiLA Logistics REIT, Inc. (“SLR”) announced that, on November 24, 2020, its board of directors passed a resolution regarding the issue price, distribution price and other matters in connection with the issuance of new investment units and a secondary offering of investment units for which a resolution was passed at the meeting of its board of directors held on November 13, 2020. The details are as described below.

1. Issuance of New Investment Units (Public Offering)

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|--|--|
| (1) Number of investment units to be offered | 92,700 units<br>Out of the above number of investment units to be offered, 21,900 units will be sold to overseas investors in overseas markets mainly in Europe and Asia (excluding the United States and Canada). |
| (2) Issue amount (amount to be paid)         | 114,144 yen per unit   |
| (3) Net proceeds                             | 10,581,148,800 yen   |
| (4) Issue price (offer price)                | 118,206 yen per unit   |
| (5) Total amount issued (total offer price)  | 10,957,696,200 yen   |
| (6) Application period                       | Wednesday, November 25, 2020 to Thursday, November 26, 2020  |
| (7) Payment date                             | Tuesday, December 1, 2020  |
| (8) Delivery date                            | Wednesday, December 2, 2020  |

(Note) The underwriters will purchase and underwrite the investment units at the issue amount (amount to be paid) and offer the investment units at the issue price (offer price).

2. Secondary Offering of Investment Units (Secondary Distribution via over-allotment)

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|--|---|
| (1) Number of investment units to be offered | 4,635 units   |
| (2) Distribution price                       | 118,206 yen per unit  |
| (3) Total amount of distribution price       | 547,884,810 yen   |
| (4) Application period                       | Wednesday, November 25, 2020 to Thursday, November 26, 2020 |
| (5) Delivery date                            | Wednesday, December 2, 2020                                 |

Disclaimer: This press release is an announcement concerning SLR’s issuance of new investment units and secondary offering of investment units, and has not been prepared for the purpose of soliciting investment.  
This press release does not constitute an offer of securities in the United States. The investment units have not been, and will not be registered under the United States Securities Act of 1933, as amended (the “Securities Act”). The investment units may not be offered or sold in the United States absent registration or an exemption from registration under the Securities Act. The investment units referred to above will not be offered or sold, publicly or otherwise, in the United States.

### 3. Issuance of New Investment Units through Third-party Allotment

- (1) Issue amount                      114,144 yen per unit  
(amount to be paid)
- (2) Net proceeds                      529,057,440 yen (maximum)
- (3) Application period              Monday, December 28, 2020  
(application date)
- (4) Payment date                      Tuesday, December 29, 2020

(Note) Investment units for which no application for subscription has been made during the application period (application date) mentioned in (3) above shall not be issued.

#### Reference:

#### 1. Basis for Calculating the Issue price and Distribution price:

- (1) Reference date of calculation and price:      Tuesday, November 24, 2020    123,600 yen
- (2) Discount rate:                                      2.50%

(Note) The Issue price (offer price) and Distribution price were calculated by applying the discount rate to the closing price for regular trading of the investment units of SLR on Tokyo Stock Exchange, Inc. on the reference date after deducting 2,152 yen as forecast distributions per unit (excluding forecast surplus cash distributions per unit), and 211 yen as forecast surplus cash distributions per unit for the fiscal period ending November 30, 2020.

#### 2. Syndicate Covering Transaction Period

Friday, November 27, 2020 to Friday, December 25, 2020.

#### 3. Use of the Proceeds

The net proceeds from the Public Offering (10,581,148,800 yen) are scheduled to be used to partially fund the acquisition of the new specified assets (as defined in Article 2, Paragraph 1 of the Act on Investment Trusts and Investment Corporations of Japan), which are described in the “SLR Announces Acquisitions and Leasing of Domestic Real Estate Trust Beneficiary Interests” which was released on November 13, 2020. The maximum net proceeds from the issuance of new investment units through the Issuance of New Investment Units through the Third-party Allotment resolved on the same date as the Public Offering (up to 529,057,440 yen) are scheduled to be used to fund a partial repayment of the borrowings or to partially fund future acquisitions of specified assets.

\*For more information about SLR, please visit: <https://sosila-reit.co.jp/en/>

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