

September 8, 2016

REIT Issuer

Ichigo Hotel REIT Investment Corporation (3463)

1-1-1 Uchisaiwaicho, Chiyoda-ku, Tokyo

Representative: Osamu Miyashita, Executive Director

www.ichigo-hotel.co.jp/english

Asset Management Company

Ichigo Investment Advisors Co., Ltd.

Representative: Wataru Orii, President

Inquiries: Hiroto Tajitsu, Head of Administration

Tel: +81-3-3502-4892

**Determination of Number of New Shares to be Issued to Underwriter
to Replace Shares Offered in Over-Allotment Secondary Share Offering**

SMBC Nikko Securities, the allottee of the new share allotment to the underwriter that was held in tandem with the public offering and over-allotment secondary share offering (“Greenshoe”) approved by Ichigo Hotel REIT’s Board of Directors on July 22, 2016, has decided to acquire a portion of new Ichigo Hotel REIT shares, as follows.

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| (1) Number of shares to be issued to allottee: | 3,284 shares
(Maximum number of shares
resolved to be offered: 5,800 shares) |
| (2) Allottee: | SMBC Nikko Securities Inc. |
| (3) Total paid-in amount (total issue amount): | 489,539,312 yen
(149,068 yen per share) |
| (4) Subscription date: | September 12, 2016 |
| (5) Payment date: | September 13, 2016 |

Reference Information

1. The new share allotment to the underwriter was approved in tandem with the public offering and over-allotment secondary share offering by Ichigo Hotel REIT’s Board of Directors on July 22, 2016. For details, please refer to the releases “Issuance of New Shares and Secondary Share Offering” on July 22, 2016 and “Offering Price for New Share Issuance” on August 8, 2016.
2. Change in Number of Shares Outstanding After New Issuance

Total number of shares outstanding at present:	254,300 shares
Number of shares from the new share allotment to the underwriter:	3,284 shares
Total number of shares after the new share allotment to the underwriter:	257,584 shares

3. Use of Proceeds

The proceeds of 489,539,312 yen from the new share allotment will be used to repay the borrowings for the acquisition of assets announced in the August 17, 2016 release “Acquisition of Ten Hotel Assets,” and for future asset acquisitions. All proceeds will be held at a financial institution until disbursement.

4. Earnings and Dividend Forecasts for the January 2017 and July 2017 Fiscal Periods

The forecasts are currently unchanged.

Disclaimer: This translation is for informational purpose only. If there is any discrepancy between the Japanese version and the English translation, the Japanese version shall prevail. This document is an English translation of a press release for public announcement regarding the issuance of new shares through underwriter third-party allotment, and has not been prepared for the purpose of solicitation of investment.