

Press Release

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Global One Real Estate Investment Corp.

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GOR Announces Acquisition of “Green Star” Rating in the GRESB Real Estate Assessment (PR Information)

10 September 2019 - Global One Real Estate Investment Corp. (“GOR”) announced today that it acquired the status of “Green Star” for the GRESB Real Estate Assessment as described below.

1. Overview of GRESB

GRESB is a benchmark assessment for environmental, social and governance (ESG) issues in the global real estate sector, which was established in 2009 by a major European pension funds group who took initiative in the establishment of Principles for Responsible Investment advocated by United Nations. As of September 2019, over 100 GRESB Investor Members (total assets under management of over USD 22 trillion) use GRESB data in the selection of investment targets and in the dialog with investment destinations. From Japan, the Development Bank of Japan Inc. participates in as the Investor Member, and the Association for Real Estate Securitization (ARES), Japan Real Estate Institute (JREI) and Japan Sustainable Building Consortium (JSBC) cooperate in the promotion of the GRESB as its Industry Partners.

For details of the GRESB, please refer to the website (<https://gresb.com/>).

2. Assessment result

GOR received a “Green Star” rating in the GRESB Real Estate Assessment as it was highly evaluated in the aspects of “Management & Policy” and “Implementation & Measurement” with regards to its engagement for sustainability.

Furthermore, GOR received “3 Stars” in “GRESB Rating” which was introduced in 2016 as a relative evaluation of overall GRESB Score.



3. GOR’s endeavors toward the future

GOR and its asset manager, Global Alliance Realty Co., Ltd. (“GAR”) will continue our endeavors based on the “ESG Policy” established in March 2019 by GAR, as we implement environmental and energy saving measures at our owned properties and take a variety of social requirements into consideration.

About GOR:

Global One Real Estate Investment Corporation (“GOR”) is a Japanese Real Estate Investment Trust (J-REIT) listed on the Tokyo Stock Exchange (TSE: 8958) with the ultimate goal of pursuing maximum returns for unitholders. GOR cautiously selects prime properties at prime locations with an eye on “strong and sustainable competitiveness in the marketplace.” The three key watchwords in selecting properties are: (1) *CLOSER* - easily accessible from nearby train stations; (2) *NEWER* - newly or recently built; and (3) *LARGER* - large office buildings with extensive office space.

For more information about GOR, please visit: <https://www.go-reit.co.jp/eng/>

Note: This document is the English version of “Press Release” that is written in Japanese. The English version is understood to be a translation of the Japanese version and is supplied as a convenience to investors who prefer to use English. This document, containing forward-looking statements, is not intended to be a solicitation of any particular investment transaction. Investors should consult with their own investment advisors regarding the appropriateness of investing in any of the securities or investment strategies.