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To all concerned parties:

Investment Corporation

**Japan Retail Fund Investment Corporation**

(Tokyo Stock Exchange Company Code: 8953)

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### JRF Receives “CASBEE for Building” Certifications

Japan Retail Fund Investment Corporation (“JRF”) announced that five of its properties (MARINE & WALK YOKOHAMA, Abiko Shopping Plaza, Nara Family, mozo wonder city, and Oyama Yuen Harvest Walk) acquired, in February, 2020, CASBEE’s S rank (the highest ranking out of four levels) for building certification from the CASBEE certification board, which is recognized by the Institute for Building Environment and Energy Conservation.

#### 1. Background of Acquisition of Certifications

JRF has been promoting environmental and energy conservation measures as well as the efficient use of energy in its properties in an effort to strengthen environmental consciousness and reduce environmental load. JRF focuses exclusively on retail properties, and has been making environmental efforts in cooperation with tenants in its properties.

As part of efforts for acquiring external evaluation on such initiatives, we received CASBEE for Building certifications, which are evaluation indexes in which a third-party organization evaluates and certifies the accuracy of the evaluation of buildings performed by CASBEE, and which was released in May 2012.

#### 2. Evaluation Rank of Properties that Received CASBEE for Building Certificates

Property Name	Location	Certification Rank
MARINE & WALK YOKOHAMA	Naka-ku, Yokohama-shi, Kanagawa	S Rank: ★★★★★
Abiko Shopping Plaza	Abiko-shi, Chiba	S Rank: ★★★★★
Nara Family	Nara-shi, Nara	S Rank: ★★★★★
mozo wonder city	Nishi-ku, Nagoya-shi, Aichi	S Rank: ★★★★★
Oyama Yuen Harvest Walk	Oyama-shi, Tochigi	S Rank: ★★★★★

#### 3. Overview of the CASBEE for Building Certifications

CASBEE (Comprehensive Assessment System for Building Environmental Efficiency) is an evaluation system that evaluates and ranks buildings and structures in terms of their environmental performance. In addition to each building's ability to reduce its environmental impact across a variety of areas including energy and resource conservation as well as recycling, this system comprehensively evaluates the environmental performance of each building and structure including its aesthetic appeal.


Including the five newly certified properties, JRF owns 17 CASBEE for Building certified properties.


As for the list of properties that received CASBEE for Building certificates, please refer to the listing below.


(Reference) CASBEE Website (Japanese):


[http://www.ibec.or.jp/CASBEE/MP\\_certification/CASBEE\\_MP\\_certified\\_buld\\_list.htm](http://www.ibec.or.jp/CASBEE/MP_certification/CASBEE_MP_certified_buld_list.htm)


## 4. Summary of the properties awarded the certification

<b>MARINE &amp; WALK YOKOHAMA</b>		
Property Summary		Property Photo
Location	3-1, Shinko, 1-chome, Naka-ku, Yokohama-shi, Kanagawa	
Main tenants	BAYSIDE GEIHINGAN VERANDA minatomirai, NARUMIYA plus	
Number of stories	5 stories above ground and one basement floor	
Total floor space	12,670.93 m <sup>2</sup>	
Acquisition date	March 24, 2017 May 1, 2017	

<b>Abiko Shopping Plaza</b>		
Property Summary		Property Photo
Location	11-1, Abiko, 4-chome, Abiko-shi, Chiba	
Main tenants	Ito-Yokado	
Number of stories	6 stories above ground and 1 basement floor Garden Court : 2 stories above ground	
Total floor space	55,761.48 m <sup>2</sup>	
Acquisition date	March 4, 2003 February 12, 2010	

<b>Nara Family</b>		
Property Summary		Property Photo
Location	4-1, Saidaiji-higashimachi, 2-chome, Nara-shi, Nara	
Main tenants	Kintetsu Dept. Store, AEON	
Number of stories	7 stories above ground and 2 basement floors 3 stories 2 stories	
Total floor space	115,707.41m <sup>2</sup>	
Acquisition date	March 6, 2003 October 23, 2007 February 8, 2008 June 29, 2012	

<b>mozo wonder city</b>		
Property Summary		Property Photo
Location	40-1, Futakatacho, etc., Nishi-ku, Nagoya-shi, Aichi	
Main tenants	AEON, Tokyu Hands	
Number of stories	Main mall: 7 stories (6 floors above ground and 1 basement floor ) steel framed with flat roof Annex: 3 stories steel framed with galvanized plate roof	
Total floor space	Main mall: 229,976.30 m <sup>2</sup> Annex: 3,630.43 m <sup>2</sup>	
Acquisition date	October 3, 2011 October 2, 2012 October 1, 2014 September 15, 2015	

<b>Oyama Yuen Harvest Walk</b>		
Property Summary		Property Photo
Location	1475-52, Aza-kaidonishi, etc., Oaza-kizawa, Oyama-shi, Tochigi	
Main tenants	York Benimaru, Super Viva Home	
Number of stories	3 stories	
Total floor space	60,788.15m <sup>2</sup>	
Acquisition date	August 31, 2007 April 25, 2014 August 31, 2017	

#### 5. JRF's Future Efforts

JRF will continue to take environmentally friendly measures to reduce its environmental impact by implementing environmental, energy-saving and energy efficient measures in its properties.

Reference: JRF's sustainability (<https://www.jrf-reit.com/english/sustainability/index.html>)