

March 31, 2026

**For Immediate Release**

Real Estate Investment Trust Securities Issuer:  
Advance Residence Investment Corporation  
(Securities Code : 3269)  
1-105 Kanda-Jinbocho, Chiyoda-ku, Tokyo  
Representative: Wataru Higuchi, Executive Director

Asset Management Company:  
ITOCHU REIT Management Co., Ltd.  
Representative: Junichi Shoji, Representative Director,  
President & CEO  
Inquiries: Isao Kudo, Managing Executive Officer  
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**Notice Concerning Changes in Major Shareholders of the Asset Management Company**

ITOCHU REIT Management Co., Ltd. (IRM), the asset management company of Advance Residence Investment Corporation (ADR), hereby announces that, at a meeting of its Board of Directors held today, it resolved to approve the transfer of shares of the Asset Management Company held by ITOCHU Property Development, Ltd. (IPD) (the “Share Transfer”), as described below. As a result, a change in major shareholders will occur.

1. Background of the Change and Scheduled Date of Change

IPD, a major shareholder of the Asset Management Company, plans to transfer 1,200 shares of the Asset Management Company (representing 20.00% of the total number of issued shares) it holds to ITOCHU Corporation, the main sponsor of the Asset Management Company, with an effective date of April 1, 2026. The Asset Management Company received a request from IPD for approval of the Share Transfer pursuant to Article 136 and Article 138(i) of the Companies Act, as well as Article 10 of its Articles of Incorporation. Accordingly, at a meeting of its Board of Directors held today, the Asset Management Company resolved to approve the Share Transfer. As a result of the Share Transfer, IPD will no longer qualify as a major shareholder of the Asset Management Company.

2. Overview of the Shareholder Subject to the Change

(1) Name	ITOCHU Property Development, Ltd.
(2) Location	2-9-11 Akasaka, Minato-ku, Tokyo
(3) Representative	Norio Matsu, President
(4) Capital	10,698 million yen
(5) Principal business	1. Residential housing (construction & sales) 2. Management and operation of residential facilities 3. Development of office buildings and commercial facilities 4. Operation, management and consulting for real estate 5. Other peripheral business related to real estate

3. Number of Voting Rights and Percentage of Voting Rights Held by the Major Shareholder Before and After the Change

	Before the Change	After the Change
Number of Voting Rights (Number of Shares Held)	1,200 (1,200 shares)	-
Percentage of Total Voting Rights	20.00%	-
Ranking Among Shareholders	2nd	-

※Number of shares excluded from the total number of issued shares as shares without voting rights: 0 shares

Total number of issued shares as of March 31, 2026: 6,000 shares

(Reference) Shareholder Composition of IRM Before and After the Share Transfer

Shareholder Name	Before the Share Transfer		After the Share Transfer	
	Number of Shares Held	Ratio	Number of Shares Held	Ratio
<b>Total</b>	<b>6,000</b>	<b>100.00%</b>	<b>6,000</b>	<b>100.00%</b>
ITOCHU Corporation	4,800	80.00%	6,000	100.00%
ITOCHU Property Development, Ltd.	1,200	20.00%	0	0%

4. Outlook

The Share Transfer will have no impact on the financial results of ADR. In addition, there will be no changes to the management structure of IRM as a result of the Share Transfer, and there will be no changes to the investment and management policies of ADR.

If any matters requiring disclosure arise in the future regarding the business operations of ADR or IRM, they will be promptly announced.

5. Other Matters

With respect to the Share Transfer, the necessary procedures, including filings and notifications, will be carried out in accordance with the Financial Instruments and Exchange Act, the Real Estate Brokerage Act, and other applicable laws and regulations.

**About Advance Residence Investment Corporation**

Advance Residence Investment Corporation is one of the largest J-REITs specializing in residential properties, managed by ITOCHU REIT Management Co., Ltd. (IRM), the asset management company of the ITOCHU Group. It owns rental properties nationwide, primarily in the 23 wards of Tokyo. By leveraging the stability of residential assets and the largest reserve among J-REITs, ADR is expected to provide long-term, stable dividends, making it a highly defensive J-REIT.

"Advance" is the common brand name of the real estate investment corporation managed by ITOCHU REIT Management Co., Ltd.

ADR's website: <https://www.adr-reit.com/en/>

IRM's website : <https://www.itc-rm.co.jp/en/>