



October 2, 2025

For Immediate Release

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Notice Concerning GRESB Real Estate Assessment Results

Comforia Residential REIT, Inc (“CRR”) announces that it acquired “2 Stars” and “Green Star”, in the GRESB Real Estate Assessment conducted in 2025.

CRR also acquired the highest “A Level” for the GRESB Public Disclosure, which evaluates the level of ESG disclosure by listed property companies and REITs.

1. Overview of GRESB Real Estate Assessment

GRESB is an annual benchmarking assessment to measure ESG (Environmental, Social and Governance) integration of real estate companies and funds, as well as the name of organization which runs the assessment. It was founded in 2009 by a group of major European pension funds who played leading roles in launching Principles for Responsible Investment (PRI). Currently, GRESB Assessment results are utilized by multiple institutions from Japan, including Government Pension Investment Fund (GPIF), and GRESB data is used for their investment decision-making and engagement with investees.

2. Evaluation Result

CRR received a “2 Stars” in GRESB Rating, which is based on GRESB Overall Score and its quintile position relative to global participants. It also won the “Green Star” designation for the 5th consecutive year by achieving high performance both in “Management Component” that evaluates policies and organizational structure for ESG promotion, and “Performance Component” that assesses environmental performance and tenant engagement of properties owned.



3. Future Measures

CRR, along with TLC REIT Management Inc., which CRR entrusts its asset management operations, have been aiming to maintain the sustainability performance through operating our properties by considering environmental and energy-saving measures and increasing efficiency of energy use, in collaboration with the property manager and external parties.

CRR will continue to advance efforts regarding sustainability pursuant to policies such as “Energy Conservation Policy” and “Greenhouse Gas Emissions Policy”.

*Website of CRR: <https://www.comforia-reit.co.jp/en/>