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For Translation Purposes Only

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Notice Concerning Reacquisition of DBJ Green Building Certification

Samty Residential Investment Corporation ("Samty Residential") announces that it today reacquired DBJ Green Building Certification for owned two properties as follows.

1. Overview of DBJ Green Building Certification

DBJ Green Building Certification System (the "System") is a certification system established by Development Bank of Japan Inc. ("DBJ") in April 2011 to bring together business operators and financial institutions/investors through evaluation of real estate properties with environmental and social awareness ("Green Building"). It evaluates and certifies real estate properties sought by society and the economy based on comprehensive evaluations including responses to various stakeholders such as giving consideration to disaster prevention and communities in addition to the environmental performance of applicable properties. Please refer to the website operated jointly by DBJ and Japan Real Estate Institute for details of the System (<http://igb.jp/en/index.html>).

2. Rank of DBJ Green Building Certification Awarded

Property number	Property name	Certification rank	
		After (2025)	Before (2022)
A-084	S-RESIDENCE Joshin II	 DBJ Green Building 2024 ∞ Properties with excellent environmental & social awareness	 DBJ Green Building 2021 ∞ Properties with excellent environmental & social awareness
B-045	S-FORT Utsunomiya Minamiodori	 DBJ Green Building 2024 ∞ Properties with excellent environmental & social awareness	 DBJ Green Building 2021 ∞ Properties with excellent environmental & social awareness

3. Points That Were Evaluated in the Certification

【S-RESIDENCE Joshin II】

- Enhanced convenience and comfort for residents, such as adopting of walls with sound insulation and providing free internet in private areas, installing natural aroma diffusers in common areas, and conducting residents satisfaction surveys, introducing a bike-sharing service and ensuring sufficient ceiling height.
- Building partnerships with residents through implementing of energy saving awareness, establishing a 24-hour support desk, and proactively disclosing information on environmental initiatives, such as the formulation and disclosure of sustainability policies related to property management.

【S-FORT Utsunomiya Minamiodori】

- Promoting energy and resource conservation, such as adopting water-saving fixtures, installing dimmable LED lighting and using water-saving toilets in private areas, installing LED lighting in common areas, and raising awareness about reducing waste consumption and recycling for residents.
- Building partnerships with residents through implementing of energy saving awareness, establishing a 24-hour support desk, and proactively disclosing information on environmental initiatives, such as the formulation and disclosure of sustainability policies related to property management.

4. Future Response of Samty Residential and the Asset Management Company


Samty Residential and Samty Asset Management Co., Ltd., the Asset Management Company of Samty Residential, recognize that efforts contributing to the enhancement of environmental and social awareness and tenant satisfaction are important, and intend to further enhance unitholder value by continuing to promote those efforts going forward.

*Samty Residential Investment Corporation website: <https://www.samty-residential.com/en/>

Reference: Overview of the property that obtained the Certification System

Property name	A-084 S-RESIDENCE Joshin II
Exterior view	
Location	2-16-2, Kaminagoya, Nishi-Ku, Nagoya-shi, Aichi
Completion date	August 2021
Structure/Floors	Reinforced concrete structure, flat roof, 10 floors

Disclaimer: This translation is for informational purposes only. Neither Samty Residential Investment Corporation nor Samty Asset Management Co., Ltd. guarantees the accuracy or completeness of the translation. If there is any discrepancy between the Japanese version and the English translation, the Japanese version shall prevail.

Property name	B-045 S-FORT Utsunomiya Minamiodori
Exterior view	
Location	3-1-1, Minamiodori, Utsunomiya-shi, Tochigi
Completion date	August 2021
Structure/Floors	Reinforced concrete structure, flat roof, 10 floors