

March 5, 2025

Real Estate Investment Trust Unit Issuer:
TOKYU REIT, Inc.
1-12-1, Dogenzaka,
Shibuya-ku, Tokyo, 150-0043, Japan
Yoshitaka Kimura
Executive Director
(Securities Code: 8957)

Investment Management Company:
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Notice Concerning Completion of Additional Acquisition of TOKYU REIT's Investment Units by Tokyu Corporation

TOKYU REIT, Inc. ("TOKYU REIT") has announced today that it has received a notice of completion of additional acquisition of TOKYU REIT's investment units (the "Additional Acquisition"), which had been announced in the press release dated September 13, 2024 entitled "Notice Concerning Additional Acquisition of Investment Units of TOKYU REIT by Tokyu Corporation," from Tokyu Corporation ("Tokyu"), the parent company of Tokyu Real Estate Investment Management Inc., the investment management company of TOKYU REIT, and the sponsor of TOKYU REIT. Details are as follows.

Tokyu's Ownership of TOKYU REIT's Investment Units

	Before the Additional Acquisition	The Additional Acquisition	After the Additional Acquisition
Number of Investment Units Issued and Outstanding	977,600 units	—	977,600 units
Number of Units Owned by Tokyu	49,000 units	48,760 units	97,760 units
Percentage of Units Owned by Tokyu	5.01%	4.99%	10.00%

The Additional Acquisition has no impact on TOKYU REIT's financial results.

*Website of TOKYU REIT: <https://www.tokyu-reit.co.jp/eng/>

This notice may contain forward-looking statements, such as current plans, strategies, and future performance. These forward-looking statements are based on judgments obtained from currently available information. Please be advised that, for a variety of reasons, actual results may differ materially from those discussed in the forward-looking statements. Events that might affect actual results include, but are not limited to, fluctuations of the real estate market in Japan, general conditions of the Japanese economy, competitive pressures and relevant regulations. This notice is a translation of the original document in Japanese and is prepared solely for the convenience of non-Japanese speakers. There is no assurance as to the accuracy of the English translation. The original Japanese notice shall prevail in the event of any discrepancies between the translation and the Japanese original.