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Provisional translation only



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Notice Concerning Acquisition of DBJ Green Building Certification

Fukuoka REIT Corporation (FRC) is committed to taking environmental and social factors into account across its property portfolio. We are pleased to announce that Hakata FD Business Center has reacquired its DBJ Green Building certification and its rating has been improved from ★★★ to ★★★★★ as follows.

1. Properties that Acquired DBJ Green Building Certification and the Certification Rank

Property Name & Location	Certification Rank	
	Latest	Previous
Hakata FD Business Center (Tsunabamachi, Hakata-Ward, Fukuoka) 	 DBJ Green Building 2026 ∞ Properties with exceptionally high environmental & social awareness	 DBJ Green Building 2023 ∞ Properties with excellent environmental & social awareness

2. Points Recognized in the Certification

The following points were recognized upon receiving certification.

Hakata FD Business Center

- (1) Exceeds the average for assets in the same rating category in the areas of Well-being and Resilience.
- (2) In the area of Well-being, the property gives consideration to user convenience, comfort and health promotion through initiatives such as securing EV charging spaces, introducing a visitor pre-registration system and elevator destination control system, establishing a refresh room, adopting sterilization units for air-conditioning equipment, and posting calorie signs on stairways
- (3) In the area of Resilience, the property enhances disaster preparedness and security by securing earthquake resistance 1.25 times the level required under the Building Standards Act, implementing

flood-prevention measures through the installation of water barriers, adopting dual-line power receiving in addition to emergency generators, installing flap gates at the entrance, and introducing IC cards for entrances to exclusive-use areas. In addition, in the area of Energy & Resources, the property contributes to reducing CO2 emissions by transmitting electricity generated by solar power systems installed on the roofs of logistics facilities of the Fukuoka Jisho Group.

3. Status of Acquisition of DBJ Green Building Certification

As of today, the status of acquisition of DBJ Green Building Certification is as follows.

Number of Owned Properties (Note 1)	Number of Certified Properties	Certification Rate (Note 2)
37	18	80.1%

(Note 1) Excluding the property for which FRC owns only the land with leasehold interest.

(Note 2) The certification rate is the ratio of the total floor area of certified properties to the total floor area of the number of properties owned.

4. Overview of DBJ Green Building Certification Program

The DBJ Green Building Certification System (the “System”) is a certification system developed by Development Bank of Japan (DBJ) in April 2011 to support buildings with environmental and social awareness (“Green Building”). It supports environmental and social initiatives by evaluating/certifying buildings that are socially and economically sought, based on comprehensive evaluation taking into account the subject building’s responses to various stakeholders including disaster preparedness and consideration to communities as well as its environmental performance. For detailed information on the System, please refer to the website below.

DBJ Green Building Certification Website: <http://igb.jp/en/index.html>

5. FRC’s initiatives going forward

FRC continues to collaborate with the property management (PM) company in daily operations for environmental and energy saving measures and efficient energy use at owned properties as Japan’s first region-specific REIT that contributes to urban creation and revitalization of the Fukuoka/Kyushu region.

*FRC’s website is <https://www.fukuoka-reit.jp/en/index.html>