

Press Release

Issuer of Real Estate Investment Trust Securities

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Results of GRESB Real Estate Assessment (Acquisition of Green Star)

Tokyo, September 13, 2017—Mori Trust Sogo Reit, Inc. (MTR) has announced that it has participated in the GRESB (Global Real Estate Sustainability Benchmark) Real Estate Assessment for the first time and has earned the Green Star rating, the highest rating. Details are as follows:

1. Acquisition of Green Star

In the GRESB Real Estate Assessment conducted in 2017, MTR has earned high marks in two dimensions, Management & Policy and Implementation & Measurement, in relation to its initiatives for environmentally friendliness and sustainability and has earned the Green Star, the highest rating.



2. GRESB Real Estate Assessment

GRESB Real Estate Assessment is an annual benchmark assessment which measures environmental, social, and governance (ESG) considerations in the real estate sector. It was inaugurated in 2009 primarily by major European pension fund groups, which led the United Nations-supported Principles for Responsible Investment. One of the features of GRESB Real Estate Assessment is that it assesses the approach to sustainability of real estate companies, REITs, and private real estate funds, instead of individual properties. Major institutional investors act as GRESB investor members with total assets under management of approximately USD 17

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trillion (approximately 1,870 trillion yen at the rate of USD1 = JPY110) and use GRESB in selecting investment targets and for dialogues with entities in which they invest.

Please refer to the GRESB's website for more details (<http://gresb.com/>).

3. Future Initiatives

Mori Trust Asset Management Co., Ltd., the asset manager of MTR, believes that initiatives to enhance sustainability in the asset management business, including environmentally friendliness, contribution to society, and the enhancement of governance, are indispensable for enhancing unitholder value. As such, it will continue to pursue initiatives that take the environment and society into consideration.

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