

February 1, 2024

For Immediate Release

## Real Estate Investment Trust Securities Issuer

2-3-4 Uchikanda, Chiyoda-ku, Tokyo

SANKEI REAL ESTATE Inc.

Representative: Yuichi Ota, Executive Director

(TSE code: 2972)

## Asset Management Company

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Notice Concerning Completion of Acquisition of Trust Beneficiary Rights in Domestic Real Estate

SANKEI REAL ESTATE Inc. ("SANKEI REAL ESTATE") announces that it today completed the acquisition of the trust beneficiary rights to the following 3 properties (the "Acquired Assets") described in "Notice Concerning large-scale Portfolio Rebalancing (disposition and Acquisition of Domestic Real Estate Trust Beneficiary Rights)" dated January 30, 2024.

## Overview of Acquisition

Asset type	Property number	Property name	Location	Acquired Asset	Acquisition price (million yen) (Note)	Seller
Hotel	B-4	Hotel Intergate Kyoto Shijo Shinmachi	Nakagyo-ku, Kyoto-shi	Real estate trust beneficiary right	5,800	The SANKEI BUILDING CO., LTD.
Hotel	B-5	Hotel Intergate Kanazawa	Kanazawa-shi, Ishikawa	Real estate trust beneficiary right	3,250	
Hotel	B-6	Grids Premium Hotel Osaka Namba	Naniwa-ku, Osaka-shi	Real estate trust beneficiary right	7,800	
Total (3 properties)			-	-	16,850	-

(Note) "Acquisition price" is the sale and purchase price of the trust beneficiary rights stated in the sale and purchase agreement for the Acquired Assets, rounded down to the nearest million yen. Sale and purchase price do not include consumption tax, local consumption tax and the various expenses required for the acquisition.

For details of the Acquired Assets, please refer to "Notice Concerning large-scale Portfolio Rebalancing (disposition and Acquisition of Domestic Real Estate Trust Beneficiary Rights)" dated January 30, 2024.

\* SANKEI REAL ESTATE Inc. website: <https://www.s-reit.co.jp/en/>

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