

March 3, 2014

For Immediate Release

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Notice Concerning Partial Corrections to the Financial Results

Daiwa House REIT Investment Corporation (“DHR”) hereby announces that it has corrected parts of the “Financial Results for the Fiscal Period Ended February 28, 2013” dated April 12, 2013 and “Financial Results for the Fiscal Period ended August 31, 2013” dated October 18, 2013. Corrections are underlined as below.

【Corrected parts and corrections】

1. Financial Results for the Fiscal Period Ended February 28, 2013 (dated April 12, 2013)

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5. Reference Information (2) Investment Assets iii) Other major investment assets
(C) Trend of occupancy rate

< Before corrections >

a. The trend of portfolio occupancy rate of real estate in trust for each fiscal period is as follows:

	Number of investment properties	Total leasable area (m ²)	Total leased area (m ²)	Occupancy rate (%)
(Omitted)				
3rd fiscal period (August 31, 2009)	5	74,224.4	<u>74,056.66</u>	<u>99.77</u>
(Omitted)				

(Note) The figure of occupancy rate (rate of total leased area to total leasable area) is rounded down to the nearest 100th.

b. The trend of occupancy rate by real estate in trust for each fiscal period-end is as follows:

Property number (Note 1)	Property name	1st fiscal period (August 31, 2008)	2nd fiscal period (February 28, 2009)	3rd fiscal period (August 31, 2009)	4th fiscal period (February 28, 2010)	5th fiscal period (August 31, 2010)	6th fiscal period (February 28, 2011)	7th fiscal period (August 31, 2011)	8th fiscal period (February 29, 2012)	9th fiscal period (August 31, 2012)	10th fiscal period (February 28, 2013)
(Omitted)											
R-M-2	FOLEO Hirakata	–	99.91	<u>99.91</u>	97.89	99.91	99.91	99.91	99.91	99.91	99.91
R-M-3	QiZ GATE Urawa	–	98.41	<u>98.41</u>	98.71	99.59	99.43	99.02	99.02	99.43	100.00
(Omitted)											

(Note) Occupancy rate by real estate in trust at the end of each period, rounded down to the nearest 100th, is shown in this table.

< After corrections >

a. The trend of portfolio occupancy rate of real estate in trust for each fiscal period is as follows:

	Number of investment properties	Total leasable area (m ²)	Total leased area (m ²)	Occupancy rate (%)
(Omitted)				
3rd fiscal period (August 31, 2009)	5	74,224.4	<u>73,784.48</u>	<u>99.40</u>
(Omitted)				

(Note) The figure of occupancy rate (rate of total leased area to total leasable area) is rounded down to the nearest 100th.

b. The trend of occupancy rate by real estate in trust for each fiscal period-end is as follows:

Property number (Note 1)	Property name	1st fiscal period (August 31, 2008)	2nd fiscal period (February 28, 2009)	3rd fiscal period (August 31, 2009)	4th fiscal period (February 28, 2010)	5th fiscal period (August 31, 2010)	6th fiscal period (February 28, 2011)	7th fiscal period (August 31, 2011)	8th fiscal period (February 29, 2012)	9th fiscal period (August 31, 2012)	10th fiscal period (February 28, 2013)
(Omitted)											
R-M-2	FOLEO Hirakata	—	99.91	<u>97.88</u>	97.89	99.91	99.91	99.91	99.91	99.91	99.91
R-M-3	QiZ GATE Urawa	—	98.41	<u>99.02</u>	98.71	99.59	99.43	99.02	99.02	99.43	100.00
(Omitted)											

(Note) Occupancy rate by real estate in trust at the end of each period, rounded down to the nearest 100th, is shown in this table.

2. Financial Results for the Fiscal Period Ended August 31, 2013 (dated October 18, 2013)

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5. Reference Information

(2) Investment Assets

iii) Other major investment assets

(C) Trend of occupancy rate

< Before corrections >

a. The trend of portfolio occupancy rate of real estate in trust as of each fiscal period-end is as follows:

	Number of investment properties	Total leasable area (m ²)	Total leased area (m ²)	Occupancy rate (%)
(Omitted)				
3rd fiscal period (August 31, 2009)	5	74,224.40	<u>74,056.66</u>	<u>99.77</u>
(Omitted)				

(Note) Occupancy rate is calculated by dividing total leased area for each property by the total leasable area, rounded down to the nearest 100th.

b. The trend of occupancy rate by property in trust as of each fiscal period-end is as follows:

Property number (Note 1)	Property name	2nd fiscal period (February 28, 2009)	3rd fiscal period (August 31, 2009)	4th fiscal period (February 28, 2010)	5th fiscal period (August 31, 2010)	6th fiscal period (February 28, 2011)	7th fiscal period (August 31, 2011)	8th fiscal period (February 29, 2012)	9th fiscal period (August 31, 2012)	10th fiscal period (February 28, 2013)	11th fiscal period (August 31, 2013)
(Omitted)											
R-M-2	FOLEO Hirakata	99.91	<u>99.91</u>	97.89	99.91	99.91	99.91	99.91	99.91	99.91	99.91
R-M-3	QiZ GATE URAWA	98.41	<u>98.41</u>	98.71	99.59	99.43	99.02	99.02	99.43	100.00	100.00
(Omitted)											

(Note) Occupancy rate by property in trust at the end of each period, rounded down to the nearest 100th, is shown in this table.

< After corrections >

- a. The trend of portfolio occupancy rate of real estate in trust as of each fiscal period-end is as follows:

	Number of investment properties	Total leasable area (m ²)	Total leased area (m ²)	Occupancy rate (%)
(Omitted)				
3rd fiscal period (August 31, 2009)	5	74,224.40	<u>73,784.48</u>	<u>99.40</u>
(Omitted)				

(Note) Occupancy rate is calculated by dividing total leased area for each property by the total leasable area, rounded down to the nearest 100th.

- b. The trend of occupancy rate by property in trust as of each fiscal period-end is as follows:

Property number (Note 1)	Property name	2nd fiscal period (February 28, 2009)	3rd fiscal period (August 31, 2009)	4th fiscal period (February 28, 2010)	5th fiscal period (August 31, 2010)	6th fiscal period (February 28, 2011)	7th fiscal period (August 31, 2011)	8th fiscal period (February 29, 2012)	9th fiscal period (August 31, 2012)	10th fiscal period (February 28, 2013)	11th fiscal period (August 31, 2013)
(Omitted)											
R-M-2	FOLEO Hirakata	99.91	<u>97.88</u>	97.89	99.91	99.91	99.91	99.91	99.91	99.91	99.91
R-M-3	QIZ GATE URAWA	98.41	<u>99.02</u>	98.71	99.59	99.43	99.02	99.02	99.43	100.00	100.00
(Omitted)											

(Note) Occupancy rate by property in trust at the end of each period, rounded down to the nearest 100th, is shown in this table.

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* DHR’s website: <http://www.daiwahouse-reit.jp/>