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For Immediate Release

REIT Issuer:

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Partial Correction to the Financial Results for the Fiscal Period Ended February 28, 2019

Daiwa House REIT Investment Corporation (“DHR”) hereby announces that it has corrected part of the “Financial Results for the Fiscal Period Ended February 28, 2019” dated April 18, 2019. The corrections are underlined as below.

1. Corrected parts and corrections

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5. Reference Information Status of DHR’s investment (3) Summary on Engineering Report

< Before correction >

Property number	Property name	Repairs and maintenance expenses (Thousands of yen) (Note 1)			PML (%) (Note 2)	Preparation date of the relevant building condition evaluation report
		Emergency	Short-term	Long-term (12 years)		
(Omitted)						
RE-109	Royal Parks Wakabadai	–	–	349,081	5.3	<u>March 2014</u>
(Omitted)						
RE-140	Castalia Kyoto Nishioji	–	–	39,962	<u>9.3</u>	September 2015
(Omitted)						

< After correction >

Property number	Property name	Repairs and maintenance expenses (Thousands of yen) (Note 1)			PML (%) (Note 2)	Preparation date of the relevant building condition evaluation report
		Emergency	Short-term	Long-term (12 years)		
(Omitted)						
RE-109	Royal Parks Wakabadai	–	–	349,081	5.3	<u>January 2018</u>
(Omitted)						
RE-140	Castalia Kyoto Nishioji	–	–	39,962	<u>9.4</u>	September 2015
(Omitted)						

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5. Reference Information Status of DHR’s investment (6) Capital Expenditures for Properties Held
 i) Schedule of capital expenditures

< Before correction >

Property name (Location)	Purpose	Scheduled period	Estimated construction cost (Thousands of yen)		
			Total amount	Payment during the period	Total amount paid
(Omitted)					
ACROSSMALL Shinkamagaya (Kamagaya City, Chiba)	Groundwater usage facilities installation construction	From October 2018 to March 2019	86,400	12,960	<u>73,440</u>

< After correction >

Property name (Location)	Purpose	Scheduled period	Estimated construction cost (Thousands of yen)		
			Total amount	Payment during the period	Total amount paid
(Omitted)					
ACROSSMALL Shinkamagaya (Kamagaya City, Chiba)	Groundwater usage facilities installation construction	From October 2018 to March 2019	86,400	12,960	<u>12,960</u>

* Distribution of this material: This material is distributed to “Kabuto Club” (a media correspondents’ club at the Tokyo Stock Exchange), the press club at the Ministry of Land, Infrastructure, Transport and Tourism and the press club for construction trade newspapers at the Ministry of Land, Infrastructure, Transport and Tourism.

* DHR’s website: <https://www.daiwahouse-reit.co.jp/en/>