

[Provisional Translation Only]

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Issuer

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### Ichigo Office Portfolio Occupancy (Flash Data) – August 2023

		July 2023 (Final: A)	August 2023 (Flash: B)	Difference (B) - (A)
<b>Total</b>		<b>96.4%</b>	<b>96.5%</b>	<b>+0.1%</b>
By Asset Type	Office	96.5%	96.4%	-0.1%
	Other	94.4%	97.0%	+2.6%
By Area	Central Tokyo	96.5%	95.9%	-0.6%
	Tokyo Metropolitan Area	94.8%	95.0%	+0.2%
	Four Major Regional Cities	96.4%	97.0%	+0.6%
	Other Regional Cities	99.0%	99.9%	+0.9%
No. of Assets		88	88	–
No. of Tenants		1,008	1,010	+2
Leasable Area		269,718.33m <sup>2</sup>	269,700m <sup>2</sup>	
Leased Area		260,081.53m <sup>2</sup>	260,200m <sup>2</sup>	

Notes:

1. The above are unaudited month-end figures.
2. Leasable Area is the total area of space available for leasing, and may have small adjustments due to renovations or variations in rental contract terms.
3. Central Tokyo refers to Chiyoda, Minato, Chuo, Shinjuku, Shibuya, and Shinagawa Wards. Tokyo Metropolitan Area refers to Tokyo (excluding the six wards above), Kanagawa, Chiba, and Saitama Prefectures. Four Major Regional Cities refers to Osaka, Nagoya, Fukuoka, and Sapporo.

### Explanation of Changes

Although occupancy decreased for Office and Central Tokyo due to departing tenants at the Ichigo Uchikanda Building and Ichigo Hiroo Building, occupancy increased for all areas other than Central Tokyo due to new tenants at the Ichigo Sakaisuji Honmachi Building and Ichigo Kumamoto Building.

### Actions Driving Tenant Satisfaction and Earnings

As part of its efforts to increase tenant satisfaction and drive earnings via value-add capex, Ichigo Office recently completed renovating the restrooms at the Ichigo Shibuya Dogenzaka Building to enhance aesthetics and tenant convenience.

Ichigo Office will continue to increase tenant satisfaction and the competitiveness of its assets to drive higher value for its shareholders.

### Ichigo Shibuya Dogenzaka Building

