

July 28, 2025

For Immediate Release

Real Estate Investment Trust Securities Issuer:  
GLP J-REIT  
Representative: Yuma Kawatsuji, Executive Director  
(Security Code: 3281)

Asset Management Company:  
GLP Japan Advisors Inc.  
Representative: Yuma Kawatsuji, President  
Contact: Shinji Yagiba, CFO  
(TEL: 03-6897-8810)

**Interest Rate Reduction by Achievement of SPTs  
for GLP J-REIT 18th Unsecured Bonds (Sustainability-Linked Bonds)**

GLP J-REIT hereby announced the change in the interest rates for “GLP J-REIT 18th Unsecured Bonds”, as disclosed in the “Issuance of Investment Corporation Bonds (Green Bonds) (Sustainability-Linked Bonds)” dated September 17, 2021.

The change is due to the achievement of the Sustainability Performance Targets (“SPTs”) as of the observation reference date, December 31, 2024. Consequently, the interest rate has been reduced by 0.05% until the next interest rate revision date.

Name	Total Amount	Original interest rate	Revised interest rate	Issuance date	Effective period	Maturity date
GLP J-REIT 18th Unsecured Bonds (Special pari passu conditions among specified investment corporation bonds) (Green Bonds) (Sustainability-Linked Bonds)	6,000 million yen	0.284%	0.234%	September 28, 2021	From September 29, 2025 to September 28, 2026	September 28, 2028

(Note) For more details of the above loans, please refer to “Issuance of Investment Corporation Bonds (Green Bonds) (Sustainability-Linked Bonds)” disclosed on September 17, 2021.

**(Reference) Achievement status of SPTs**

Definition	SPTs at the end of 2024	Performance at the end of 2024
80% or higher coverage rate of the properties that obtained High-ranks in environmental certification among properties owned by GLP J-REIT (Based on Gross Floor Area)	80% or higher	91.3%

(Note) High-ranks in environmental certification include five, four, or three stars at DBJ Green Building Certification, S, A, or B+ at CASBEE, five, four, three at BELS (Japan, FY2016 standard), Platinum, Gold, or Silver at LEED or equal to or greater than these ranks at the successor to these certifications.

End

\*GLP J-REIT website address: <https://www.glpjreit.com/en/>