

This English translation is provided for information purposes only. If any discrepancy is identified between this translation and the Japanese original, the Japanese original shall prevail.

April 1, 2021

REIT Issuer:

Japan Hotel REIT Investment Corporation (TSE code: 8985)
Kaname Masuda, Executive Director

Asset Management Company:

Japan Hotel REIT Advisors Co., Ltd.
Hisashi Furukawa, President & CEO

Contact:

Makoto Hanamura
Executive Director
Head of Planning Group, Operations Division
TEL: +81-3-6422-0530

Notice Concerning Extension of Valid Period of Unitholder Benefits Program for FY2020

Japan Hotel REIT Investment Corporation (hereinafter called “JHR”) informs you that JHR decided to extend the valid period of the Unitholder Benefits Program for FY2020 (hereinafter called the “Benefits Program”) as follows, in order to ensure opportunities for use of the coupon of the Benefits Program, taking into account the impact of COVID-19. Please refer to “Notice Concerning Details of Unitholder Benefits Program for FY2020” dated May 25, 2020 for the details of the Benefit Program for FY2020.

1. Unitholder Benefits Program to be subject to change
Details of Benefits program on hotel accommodation and restaurants for FY2020 Benefits Program

2. Change in Valid Period

Before	After
October 1, 2020 to September 30, 2021	October 1, 2020 to <u>December 31, 2021</u>

(Note 1) Some dates are excluded from the Benefits Program in some hotels. The excluded dates are described in “Details and conditions of the program for the fiscal year 2020” in “Unitholder Benefits Program” on JHR’s website. The excluded date may change without notice, so please contact each hotel when you make a reservation.

(Note 2) The valid period written on the coupon will be deemed to be replaced as described above, and the coupon will not be exchanged to the new one that shows a new valid period.

3. Contact Details for Inquiries on the Benefits Program

Asset management company	Japan Hotel REIT Advisors Co., Ltd.
Phone number	+81-3-6422-0530
Reception hours	9:00 a.m. to 5:00 p.m. on weekdays except for holidays, year-end and New Year holidays, etc.

*Website of Japan Hotel REIT Investment Corporation: <https://www.jhrth.co.jp/en/>

*Details of the Benefits Program: <https://www.jhrth.co.jp/en/individual/stockholder.html>