

July 18, 2013

Company name: Kenedix, Inc.
 Representative: Taisuke Miyajima, CEO & President
 Stock code: 4321
 Listing: First Section, Tokyo Stock Exchange
 Contact: Masahiko Tajima, Executive Officer,
 General Manager of Corporate
 Planning Department

Please note that this document is a translation of the official announcement that was released in Tokyo. The translation is prepared and provided for the purpose of the readers' convenience only. All readers are strongly recommended to refer to the original Japanese version of the news release for complete and accurate information.

Notice of Assets Under Management at the End of June 2013

As noted below, there was a net increase of about 33.8 billion yen in the assets under management (AUM) at the Kenedix Group during the second quarter of 2013. This resulted in the total AUM balance of 1,160.9 billion yen as of June 30, 2013.

Growth in AUM

(Billions of Yen)

	Acquisitions	Dispositions	Net Increase	AUM at End of Period
FY2012	-	-	-	1,117.7
Q1 FY2013	46.5	37.2	9.2	1,127.0
Q2 FY2013	73.1	39.3	33.8	1,160.9
Cumulative Total	119.6	76.5	43.1	

Major New Acquisitions

Property Category	Location	Investor	Asset Size*	Joint Investments by Kenedix (Investment ratio)
Hotel	Chiba	Foreign institutional investor	Large-scale	-
Office	Tokyo	Foreign institutional investor	Large-scale	About 0.5 billion yen (6.3%)
Retail facility	Tokyo	Foreign institutional investor	Small-scale	-
Office	Tokyo	Kenedix, Inc. and Kenedix Realty Investment Corporation	Small-scale	About 0.2 billion yen (51.8%)
Hotel, etc.	Tokyo	Kenedix, Inc.	Small-scale	About 1.9 billion yen (100%)

*Asset size is based on acquisition cost. Small-scale: under ¥5bn Medium-scale: ¥5bn-¥10bn Large-scale: over ¥10bn

Note: The Group uses the following standards for calculating the balance of AUM.

- AUM includes all real estate properties where the Group performs asset management services.
- The balance of AUM is calculated based on the acquisition cost of properties (net of taxes). Costs associated with acquisitions, capital expenditures to enhance property's value and other related items, which are typically included in the book value of properties for accounting purposes, are not included in the calculation of AUM.
- AUM includes properties that the Group holds itself for a short period of time and provides asset management services to. AUM also includes properties held by J-REITs (Kenedix Realty Investment Corporation, Kenedix Residential Investment Corporation and Japan Logistics Fund, Inc.) who are managed by Kenedix affiliates.
- The balance of AUM may potentially decrease as a result of the Group's activities which include disposition of properties.