

May 20, 2025

For Immediate Release

Real Estate Investment Trust Securities Issuer
Star Asia Investment Corporation
Representative: Atsushi Kato, Executive Officer
(Code: 3468)

Asset Management Company
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Notice Concerning Submission of Shelf Registration Statement of Investment Corporation Bonds

Star Asia Investment Corporation (“SAR”) announces that today it filed a shelf registration statement for the investment corporation bonds. Details are provided as follows.

1. Overview of the Filed Shelf Registration Statement

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| (1) | Scheduled Amount to be Issued | : | 100 billion |
| (2) | Subject of Shelf Registration | : | Investment corporation bonds (excluding short-term investment corporation bonds) |
| (3) | Shelf Registration Statement Submission Date | : | May 20, 2025 |
| (4) | Scheduled Issuance Period of the Bond | : | 2 years from the effective date of shelf registration statement (From May 28, 2025 to May 27, 2027) |
| (5) | Use of Funds | : | Acquisition funds for specified assets (as defined in Article 2, Paragraph 1 of the Act on Investment Trusts and Investment Corporations (Act No.198 of 1951, including subsequent amendments)), repayment funds for borrowings, redemption funds for investment corporation bonds (including short-term investment corporation bonds), refund funds for lease and guarantee deposits, funds to pay for repairs and maintenance and working capital, etc. |

* SAR HP URL: <https://starasia-reit.com/en/>

This is an English translation of the announcement in Japanese dated May 20, 2025. However, no assurance or warranties are given for the completeness or accuracy of this English translation.