



For Translation Purposes Only

June 12, 2017

For Immediate Release

Issuer of real estate investment trust securities:

Invesco Office J-REIT, Inc.
6-10-1, Roppongi, Minato-ku Tokyo
Yugo Minemura, Executive Director

(TSE code: 3298)

Asset management company:

Invesco Global Real Estate Asia Pacific, Inc.
Yasuyuki Tsuji, Representative in Japan
Inquiries: Hiroto Kai, Head of Portfolio Management
Department

TEL. +81-3-6447-3395

Notice Concerning Determination of Matters Regarding Acquisition of Own Investment Units
(Acquisition of own investment units pursuant to the Article 80-5 of the Act on Investment Trusts
and Investment Corporation of Japan)

Invesco Office J-REIT, Inc. (hereinafter referred to as the "Investment Corporation") announces that it has resolved the matters regarding the acquisition of own investment units based on the Article 80-2 of the Act on Investment Trusts and Investment Corporation of Japan (hereinafter, referred to as the "Investment Trust Act") applied pursuant to the Article 80-5, Paragraph 2 of the Investment Trust Act at a meeting of the board of directors of the Investment Corporation held today. The Investment Corporation plans to cancel all the acquired units in this fiscal period.

1. Reason of Acquiring Own Investment Units

Considering various facts such as the level of investment unit price, situation of cash in hand, financial situation and market environment, the Investment Corporation expects that improving capital efficiency and returning profit to investors through acquiring own investment units leads to improve the investors' value in mid- to long-term.

In case the market price of investment unit is below its book-value per unit (BPU)^(Note1) or NAV per unit^(Note2), the Investment Corporation regards that acquiring own investment units and cancelling them leads to improve investors' value, as compared to the case there is no acquisition and cancellation of own investment units, DPU amount increases by the fact that the number of outstanding investment units decreases. This acquisition and cancellation of own investment units are the first case for J-REITs.

(Note1) Book-value per unit is calculated dividing net asset value mentioned in the financial statement by the number of outstanding investment units.

(Note2) NAV per unit is calculated dividing net asset value, reflecting the gap between book-value and appraisal value of investment assets, by the number of outstanding investment units.

Note: This press release is a document for making a public announcement concerning determination of the acquisition of own investment units, and has not been prepared for the purpose of soliciting investment.

2. Details of Acquisition of Own Investment Units

(1) Total Number of Own Investment Units to be acquired	10,000 units (maximum) (1.23% of total number of outstanding investment units (excluding the number of acquired own investment units))
(2) Total Acquisition Price	800,000,000 yen (maximum)
(3) Acquisition Period	From June 13, 2017 to July 20, 2017

The Investment Corporation will terminate the transaction regarding the acquisition of own investment units when either total number of acquired own investment units or total acquisition price reaches the maximum amount, or when the acquisition period ends. Total acquisition price was determined that the amount mentioned above will not have great impact on financial management of the Investment Corporation in light of the LTV level, current situation of cash in hand, and expected depreciation amount and CAPEX amount.

(Note) According to the market trend etc., it is probable that the total number of acquisition and total acquisition price do not reach the maximum level, or there is no acquisition at all.

3. Method of Acquisition of Own Investment Units

The Investment Corporation plans to enter into a discretionary transaction contract with a securities company and entrust the market purchase of its own investment units at Tokyo Stock Exchange.

Also, after the completion of acquiring own investment units, the Investment Corporation plans to cancel all acquired own units in this fiscal period upon the resolution of board of directors of the Investment Corporation.

(Reference Information)

1. The Number of Acquired Own Investment Units as of June 12, 2017

Total Number of Outstanding Investment Units (excluding the number of acquired own investment units)	815,547 units
The Number of Acquired Own Investment Units	null

2. Impact on DPU amount from the Acquisition and Cancellation of Own Investment Units mentioned above (hereinafter referred to as the "Acquisition").

Expected Net Income for the 7th fiscal period	2,348 million yen
(a) Expected DPU amount for the 7th fiscal period (without taking into consideration the Acquisition)	2,879 yen
(b) Expected DPU amount for the 7th fiscal period (with taking into consideration the Acquisition)	2,908 yen
Impact on Expected DPU amount ((b)-(a))	29 yen

(Note 1) The each expected numbers mentioned above are calculated based on the certain conditions as the date hereof and the actual DPU amount may differ in accordance with the changes in situation. Also, these are not mentioned to guarantee the amount of DPU.

Note: This press release is a document for making a public announcement concerning determination of the acquisition of own investment units, and has not been prepared for the purpose of soliciting investment.

(Note 2) For the details of “Expected Net Income for the 7th fiscal period” and “Expected DPU amount for the 7th fiscal period (without taking into consideration the Acquisition)”, please refer to “Summary of Financial Results (REIT) For the Fiscal Period Ended April 30, 2017” which was released today.

(Note 3) “Expected DPU amount for the 7th fiscal period (with taking into consideration the Acquisition)” is calculated based on the case that the Investment Corporation acquires its own investment units at JPY 100,900, which is the closing price of Investment Corporation’s unit as of June 9, 2017, until the total acquisition price mentioned above reaches the maximum amount (in this case, the total number of acquiring own investment units is 7,928 units). Please note that the impact on expected DPU varies according to the actual number of acquiring own investment units and actual acquisition price.

- * This material will be distributed to the Kabuto Club, the kisha club of the Ministry of Land, Infrastructure, Transport and Tourism, and the kisha club specializing in construction of the Ministry of Land, Infrastructure, Transport and Tourism.
- * Website address for the Investment Corporation: <http://www.invesco-reit.co.jp/en/>

Note: This press release is a document for making a public announcement concerning determination of the acquisition of own investment units, and has not been prepared for the purpose of soliciting investment.
--