



For Translation Purposes Only

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For Immediate Release

Issuer of real estate investment trust securities:

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(TSE code: 3298)

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### Notice Concerning Change in Property Management Company

Invesco Office J-REIT, Inc. (hereinafter referred to as the "Investment Corporation") announces that Invesco Global Real Estate Asia Pacific, Inc. (hereinafter referred to as the "Asset Management Company"), an asset management company that has been engaged to manage the Investment Corporation's assets, has decided to change the property management company (hereinafter referred to as the "PM Company") for the property known as "Harumi Island Triton Square Office Tower Z", as described below.

#### 1. Overview of the Change

As of October 1, 2015, the PM Company for Harumi Island Triton Square Office Tower Z (for which the Investment Corporation owns the real estate trust beneficiary interests) has changed as follows.

Property Number	Property Name	Before Change	After Change
2	Harumi Island Triton Square Office Tower Z	Mitsui Fudosan Building Management Co., Ltd.	Sumisho Building Management Co., Ltd.

#### 2. Reasons for the Change

The Asset Management Company has decided to change the PM Company for the following reasons.

- 1) The newly selected PM Company, Sumisho Building Management Co., Ltd. (hereinafter referred to as the "New PM Company") has extensive experience in the property management business and appropriate operational capabilities.
- 2) The New PM Company has experience providing property management services for the above named property (for portions which are not held by the Investment Corporation) as well as other buildings in the Harumi Island Triton Square development and is familiar with the property and the surrounding market. In light of this relevant experience, the Investment Corporation expects that the New PM Company will provide consistent and reliable property management services for the property.
- 3) There will be no changes to the amount of property management fees to be paid for the above named property as a result of the change mentioned in this notice.
- 4) The New PM Company is a subsidiary of Sumitomo Corporation, which is an

existing tenant of the property. The Investment Corporation believes this will further enable the New PM Company to provide stable and efficient property management services for the property, which would be beneficial from an overall property management perspective.

### 3. Overview of the New PM Company

(1) Company Name	Sumisho Building Management Co., Ltd.
(2) Location	1-8-8 Harumi, Chuo-ku, Tokyo
(3) Representative	Shigekazu Shimizu
(4) Description of Business	Property management, facility operation, design, construction management, real estate trading, leasing and brokerage
(5) Capital	JPY 100,437 thousand
(6) Established	June 1, 1987
(7) Major shareholder and its ownership	Wholly-owned by Sumitomo Corporation
(8) Relationships with the Investment Corporation and the Asset Management Company	
Capital relations	This company has no capital relations with the Investment Corporation or the Asset Management Company that require disclosure.
Personnel relations	This company has no personnel relations with the Investment Corporation or the Asset Management Company that require disclosure.
Transactional relations	This company has been engaged to provide property management services for Queen's Square YOKOHAMA (for which the Investment Corporation owns the real estate trust beneficiary interests). This company has no other transactional relationships with the Investment Corporation or the Asset Management Company that require disclosure.
Status of Classification as Related Party	This company is not a related party of the Investment Corporation or the Asset Management Company.

### 4. Future Outlook

The Asset Management Company does not expect the above mentioned change to have a significant impact on the Investment Corporation's performance. Therefore, there are no changes to the forecasted investment management performance for the fiscal period ending October 31, 2015 (from May 1, 2015 to October 31, 2015).

- \* 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/>