

August 30, 2018

To All Concerned Parties

Name of REIT Issuer  
One REIT, Inc.  
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(TSE Code: 3290)

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**Notice concerning Completion of Asset Transfer**  
**(Niigata Higashibori-dori Parking Building)**

One REIT, Inc. (hereafter referred to as “One REIT”) announced that it today completed the asset transfer announced in “Notice concerning Asset Transfer (Niigata Higashibori-dori Parking Building) and Acquisition (Crescendo Building)” dated July 20, 2018 as follows.

**1. Overview of Transfer**

Property No.	Property name	Asset to be transferred	Transfer Price <sup>(Note)</sup>
R-2	Niigata Higashibori-dori Parking Building	Trust beneficiary interests	620 million yen

(Note) The transfer price excludes transfer costs, adjusted amount of fixed asset tax and city planning tax, consumption tax and local consumption tax, etc.

**2. Others**

Please refer to the press release “Notice concerning Asset Transfer (Niigata Higashibori-dori Parking Building) and Acquisition (Crescendo Building)” dated July 20, 2018 for the details of the transfer of Niigata Higashibori-dori Parking Building.

One REIT corporate website: <http://www.one-reit.com/en/>