

Green Bond Fact Sheet

Daiwa House REIT Investment Corporation (Daiwa House Industry) Date: 17/12/2019

Issue date: 25-11-2019 Maturity date: 25-11-2029 Tenor: 10

Issuer Name	Daiwa House Industry	Amount Issued	JPY6bn/USD55m
Country of risk	Japan	CBI Database	Included
Issuer Type ¹	Financial Corporate	Bond Type	Sr unsecured
Green Bond Framework	N/A	Second party opinion	Sustainalytics
Certification Standard	Not certified	Assurance report	N/A
Certification Verifier	N/A	Green bond rating	Green1
Use of Proceeds			
<input type="checkbox"/> Energy	<input type="checkbox"/> Solar <input type="checkbox"/> Onshore wind <input type="checkbox"/> Offshore wind <input type="checkbox"/> Geothermal <input type="checkbox"/> Hydro	<input type="checkbox"/> Tidal <input type="checkbox"/> Biofuels <input type="checkbox"/> Bioenergy <input type="checkbox"/> District heating <input type="checkbox"/> Electricity grid	<input type="checkbox"/> Energy storage <input type="checkbox"/> Energy performance <input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input checked="" type="checkbox"/> Buildings	<input checked="" type="checkbox"/> Certified Buildings <input type="checkbox"/> HVAC systems <input type="checkbox"/> Energy performance	<input type="checkbox"/> Water performance <input type="checkbox"/> Energy storage/meters <input type="checkbox"/> Other energy related	<input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input type="checkbox"/> Transport	<input type="checkbox"/> Electric vehicles <input type="checkbox"/> Low emission vehicles <input type="checkbox"/> Bus rapid transit <input type="checkbox"/> Passenger trains <input type="checkbox"/> Urban rail	<input type="checkbox"/> Freight rolling stock <input type="checkbox"/> Coach / public bus <input type="checkbox"/> Bicycle infrastructure <input type="checkbox"/> Energy performance	<input type="checkbox"/> Transport logistics <input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input type="checkbox"/> Water & wastewater	<input type="checkbox"/> Water distribution <input type="checkbox"/> Water treatment <input type="checkbox"/> Wastewater treatment <input type="checkbox"/> Water storage	<input type="checkbox"/> Storm water mgmt <input type="checkbox"/> Flood protection <input type="checkbox"/> Desalination plants <input type="checkbox"/> Erosion control <input type="checkbox"/> Energy performance	<input type="checkbox"/> Infrastructure <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience
<input type="checkbox"/> Waste management	<input type="checkbox"/> Recycling <input type="checkbox"/> Waste prevention <input type="checkbox"/> Pollution control	<input type="checkbox"/> Landfill, energy capture <input type="checkbox"/> Energy performance <input type="checkbox"/> Infrastructure	<input type="checkbox"/> Waste to energy <input type="checkbox"/> Industry: components <input type="checkbox"/> Adaptation & resilience

<input type="checkbox"/> Land use & agriculture	<input type="checkbox"/> Afforestation/parks <input type="checkbox"/> Land remediation <input type="checkbox"/> Sustainable agriculture <input type="checkbox"/> FSC Forestry <input type="checkbox"/> Energy/water efficiency <input type="checkbox"/> Adaptation & resilience <input type="checkbox"/> FSC Cellulose & paper
<input type="checkbox"/> Other	<input type="checkbox"/> Adaptation & resilience <input type="checkbox"/> ICT <input type="checkbox"/> Industry: process
Issue details	
Reporting	<p>The use of proceeds for the bonds is scheduled to be published in the modified shelf registration statement, the shelf registration supplements and the website of DHR. Also, DHR plans to report not only the number and type of environmental certification for acquisition assets but also water consumption, electricity consumption, and CO₂ emissions on its website in accordance with the Green Finance Framework.</p> <p>Japan Credit Rating Agency plans to review the reporting which includes funds allocation status and environmental improvement effects until the redemption of the Green Bonds. JCR evaluates that the reporting is planned to appropriately disclose to investors for both the allocation status and the environmental impact indicators.</p>
Company information	<p>Daiwa House REIT Investment Corp. is a real estate investment trust (REIT) which invests in securitized real estate products. The Company mainly invests in residential rental properties and commercial properties.</p>
Firsts, records and certifications	
Proceeds description	<p>Property 1: Project Machida, Four stars for DBJ Green Building Certification, Five stars for BELS Certification.</p> <p>Property 2: Project Hachioji, Four stars for DBJ Green Building Certification.</p> <p>Property 3: Project Urayasu II, Three stars for DBJ Green Building Certification.</p>
Climate Bonds view	<p>We are pleased to see another real estate investment trust coming to the market. The level of review for this bond with an SPO, a rating and review of allocation and impact reporting constitutes a high level of transparency for investors.</p>
Underwriters	
Deal comments	
Credit Rating	
Pricing summary	<ul style="list-style-type: none"> Coupon: 0.530%
Investors summary	

¹ Issuer categories: ABS, development bank, financial corporate, government-backed entity, loan, local government, non-financial corporate, sovereign