

HULIC REIT, INC.

Translation Purpose Only

February 3, 2026

To All Concerned Parties

Name of REIT Issuer:

Hulic Reit, Inc.

2-3-11 Kandasurugadai, Chiyoda-ku, Tokyo, Japan

Kazuaki Chokki, Executive Officer

(TSE Code: 3295)

Contact:

Asset Management Company

Hulic REIT Management Co., Ltd.

Kazuaki Chokki, President and CEO

Person to Contact:

Hiroshi Machiba, Director, CFO, Head of Planning and Administration Division and General Manager of Finance and Planning Department

Tel: +81-3-5244-5580

Notice Concerning the Renewal of Commitment Line Contracts

TOKYO, February 3, 2026 – Hulic Reit, Inc. (“Hulic Reit”) announces today that it has decided to renewal of commitment line contracts (“renewal this agreement”) as follows.

I. Renewal of commitment line contracts

1. Reason for renewal this agreement

The decision was made to renew the commitment line contracts to be ready in the event that there is a need to raise money in the future.

2. Details of commitment line contracts

<Before renewal this agreement>

(1) Maximum amount: ¥13.5 billion in total

(2) Contract counterparties: Mizuho Bank, Ltd., Sumitomo Mitsui Banking Corporation, MUFG Bank, Ltd., Mizuho Trust & Banking Co., Ltd., SBI Shinsei Bank, Limited, Aozora Bank, Ltd. and Resona Bank, Limited.

(3) Contract date: February 5, 2025

(4) Term: February 7, 2025 to February 6, 2026

(5) Security: Unsecured/Unguaranteed

<After renewal this agreement>

(1) Maximum amount: ¥13.5 billion in total

(2) Contract counterparties: Mizuho Bank, Ltd., Sumitomo Mitsui Banking Corporation, MUFG Bank, Ltd., Mizuho Trust & Banking Co., Ltd., SBI Shinsei Bank, Limited, Aozora Bank, Ltd. and Resona Bank, Limited.

(3) Contract date: February 5, 2026

(4) Term: February 9, 2026 to February 9, 2027

(5) Security: Unsecured/Unguaranteed

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II. Other necessary matters for investors to adequately understand and make an informed decision based on the above information

There are no changes to the risks pertaining to the renewal this agreement listed in “Chapter 1. Fund Information, Part 1. Fund Status, 3. Investment Risks” of the securities report submitted to the regulator on November 20, 2025.

* Hulic Reit's website: <https://www.hulic-reit.co.jp/en/index.html>