

UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington, D.C. 20549  
FORM 25

OMB APPROVAL	
OMB Number:	3235-0080
Expires:	March 31, 2018
Estimated average burden hours per response:	1.7

NOTIFICATION OF REMOVAL FROM LISTING AND/OR REGISTRATION  
UNDER SECTION 12(b) OF THE SECURITIES EXCHANGE ACT OF 1934.

Commission File Number [001-07533](#)

Issuer: [FEDERAL REALTY INVESTMENT TRUST](#)

Exchange: NEW YORK STOCK EXCHANGE LLC

---

(Exact name of Issuer as specified in its charter, and name of Exchange where security is listed  
and/or registered)

Address: 1626 East Jefferson Street  
Rockville MARYLAND 20852

Telephone number: (301) 998-8100

---

(Address, including zip code, and telephone number, including area code, of Issuer's principal  
executive offices)

Common Shares of Beneficial Interest

---

(Description of class of securities)

Please place an X in the box to designate the rule provision relied upon to strike the class of securities from listing  
and registration:

- 17 CFR 240.12d2-2(a)(1)
- 17 CFR 240.12d2-2(a)(2)
- 17 CFR 240.12d2-2(a)(3)
- 17 CFR 240.12d2-2(a)(4)
- Pursuant to 17 CFR 240.12d2-2(b), the Exchange has complied with its rules to strike the  
class of securities from listing and/or withdraw registration on the Exchange. <sup>1</sup>
- Pursuant to 17 CFR 240.12d2-2(c), the Issuer has complied with its rules of the Exchange and  
the requirements of 17 CFR 240.12d-2(c) governing the voluntary withdrawal of the class of  
securities from listing and registration on the Exchange.

Pursuant to the requirements for the Securities Exchange Act of 1934, NEW YORK STOCK EXCHANGE LLC  
certifies that it has reasonable grounds to believe that it meets all of the requirements for filing the Form 25 and has  
caused this notification to be signed on its behalf by the undersigned duly authorized person.

2022-01-03 By Christopher Rances Senior Analyst  
Date Name Title

<sup>1</sup> Form 25 and attached Notice will be considered compliance with the provisions of 17 CFR  
240.19d-1 as applicable. [See](#) General Instructions.

Persons who respond to the collection of information contained in this form are not required to respond unless the  
form displays a currently valid OMB Number.

NOTIFICATION OF THE REMOVAL FROM LISTING AND REGISTRATION OF THE STATED SECURITIES The New York Stock Exchange hereby notifies the SEC of its intention to remove the entire class of the stated securities from listing and registration on the Exchange at the opening of business on January 14, 2022, pursuant to the provisions of Rule 12d2-2 (a). [ X ] 17 CFR 240.12d2-2(a)(3) That on January 1, 2022, the instruments representing the securities comprising the entire class of this security came to evidence, by operation of law or otherwise, other securities in substitution therefore and represent no other right except, if such be the fact, the right to receive an immediate cash payment. Pursuant to the business reorganization which became effective on January 1, 2022, each share of Common Shares of Beneficial Interest of Federal Realty Investment Trust (Old FRT) was deemed to represent one (1) share of Common Shares of Beneficial Interest of Federal Realty Investment Trust (New FRT) on a share-for-share basis. This Form 25 was filed only for the removal from listing on the NYSE of the Common Shares of Beneficial Interest of Federal Realty Investment Trust (Old FRT), and not a termination of registration of the Common Shares of Beneficial Interest of Federal Realty Investment Trust (New FRT) under Section 12(b) of the Exchange Act.