

(Note) This document has been translated from the Japanese original for reference purposes only.
In the event of any discrepancy between this translated document and the Japanese original,
the original shall prevail.



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For Immediate Release

Investment Corporation:
AEON REIT Investment Corporation
1-2-1, Kanda Nishiki-cho, Chiyoda-ku, Tokyo
Representative: Nobuaki Seki, Executive Director
(Securities code: 3292)

Asset Manager:
AEON Reit Management Co., Ltd.
Representative: Nobuaki Seki, Representative Director and President
Inquiries: Tomohiro Itosaka, Managing Director in charge of
Finance and Administration
(TEL: +81-3-5283-6360)

Notice Concerning Debt Financing and Early Repayment of Debt Financing

AEON REIT Investment Corporation (the “Investment Corporation”) hereby announces that it has resolved debt financing (the “Debt Financing”) and early repayment of debt financing (the “Early Repayment of Debt Financing”). Details are as follows.

1. Details of the Debt Financing

Term (Note 2)	Financial institutions (lenders) (Note 2)	Scheduled borrowing amount (in billions of yen) (Note 3)	Interest rate (Note 2)	Scheduled borrowing date	Financing method	Maturity (Note 2)	Repayment Method (Note 4)	Security and guarantee
To be determined	To be determined	19.3 (as upper limit)	To be determined	March 22, 2022	Debt financing based on individual term loan agreements entered into on March 17, 2022 with the lenders (To be determined)	To be determined	Bullet repayment (scheduled)	Unsecured and unguaranteed (scheduled)

(Note 1) The Debt Financing is subject to the fulfillment of certain requirements such as the execution of a loan agreement which is reasonably satisfactory to the lenders and the fulfillment of all of the conditions precedent to the lending as may be separately agreed upon.

(Note 2) Investment Corporation will announce once Term, Financial institutions, Interest rate and Maturity are fixed.

(Note 3) Investment Corporation will announce borrowing amount is fixed, for the amount of borrowings fluctuates depending on the total issue amount. Investment Corporation passed a comprehensive resolution on the issuance of investment corporation bonds. For the details, please refer to “Notice Concerning Comprehensive Resolution on Issuance of Investment Corporation Bonds” announced today.

(Note 4) If certain requirements including our advance written notice are met during the period between the date of executions of the Debt Financing and the repayment dates indicated above, each of the borrowings is repayable either in whole or in part prior to the maturity date.

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2. Details of Early Repayment of Debt Financing

[Long-term borrowings (Note 1)]

Financial institutions (lenders)	amount to be procured (in billions of yen)	Repayment amount (in billions of yen) (Note 2)	Balance after repayment	Scheduled date of repayment	Borrowing date	Original Repayment date
Mizuho Bank, Ltd. , Sumitomo Mitsui Banking Corporation and Sumitomo Mitsui Trust Bank ,Limited	19.3	19.3	—	March 22, 2022	August 4, 2021	August 22, 2022

(Note 1) For the details of debt financing, please refer to “Notice Concerning Debt Financing” announced on August 2, 2021.

(Note 2) There will be no settlement fee applicable to this early repayment.

3. Reason for conducting Debt Financing

The proceeds from the Debt Financing will be used for repayment of borrowings described in "2. Details of Early Repayment of Debt Financing".

4. Total amount to be procured, use of proceeds and anticipated disbursement date of the proceeds

(a) Total amount to be procured
¥19.3 billion (as upper limit)

(b) Specific use of proceeds

The proceeds from the Debt Financing will be used for repayment of borrowings described in "2. Details of Early Repayment of Debt Financing".

(c) Anticipated disbursement date

March 22, 2022

In addition, we will announce Status of balance of borrowings and other interest-bearing debt after the Debt Financing are fixed.

5. Additional items required to ensure appropriate understanding and judgment by Investors about the information contained herein:

For the risks concerning the Debt Financing and the Early Repayment of Debt Financing, etc., there are no material changes to the description in “Investment Risks” stated in the 17 th Japanese language Securities Report submitted on October 26, 2021.

End

*Investment Corporation’s website: <https://www.aeon-jreit.co.jp/en/index.html>