

For Immediate Release

Real Estate Investment Trust Securities Issuer  
 1-6-5 Marunouchi, Chiyoda-ku, Tokyo  
 Mitsubishi Estate Logistics REIT Investment Corporation  
 Representative: Ken Takanashi, Executive Director  
 (Securities Code: 3481)

Asset Management Company  
 Mitsubishi Jisho Investment Advisors, Inc.  
 Representative: Tetsuya Masuda, President & CEO  
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### Notice Concerning Prepayment of Bank Loan

Mitsubishi Estate Logistics REIT Investment Corporation (MEL) announces today that its asset management company, Mitsubishi Jisho Investment Advisors, Inc., made its decision to prepay a bank loan (the “Prepayment”), as outlined below:

#### 1. Details of the Prepayment

- (1) Prepayment Amount  
1,100 million yen
- (2) Prepayment Date  
November 25, 2022
- (3) Source of Funds for Prepayment  
Net proceeds from the third-party allotment (Note) and cash on hand

Note: Please refer to the press releases “Notice Concerning Issuance of New Investment Units and Secondary Offering of Investment Units” dated October 14, 2022, “Notice Concerning Determination of Pricing and Issuance of New Investment Units and Secondary Offering of Investment Units” dated October 19, 2022 and “Notice Concerning Determination of the Number of New Investment Units to be Issued through the Third-party Allotment” dated November 18, 2022 for details of the net proceeds from the third-party allotment.

#### 2. Details of the Bank Loan to be Prepaid

Category	Lender	Borrowing Amount (Millions of yen)	Interest Rate	Borrowing Date	Original Repayment Date	Repayment Method	Collateral
Short-term	Mizuho Bank, Ltd.	1,100	Base interest rate + 0.0700% (floating rate)	October 25, 2022	October 25, 2023	Paid in full upon maturity	Unsecured and nonguaranteed

Note: Please refer to the press release “Notice Concerning Debt Financing” dated October 21, 2022 for details of the bank loan.

#### 3. Impact on Forecasts

There are no changes to MEL’s forecasts of results for the fiscal periods ending February 28, 2023 and August 31, 2023 stated in the press release “Notice Concerning Revisions to Forecast for the Fiscal Period Ending February 28, 2023 (13th Fiscal Period) and Forecast for the Fiscal Period Ending August 31, 2023 (14th Fiscal Period)”, and “Summary of Financial Results for the Fiscal Period Ended August 31, 2022 (REIT)”, announced on October 14, 2022, since the Prepayment is included in the Assumption in such forecasts of results.

#### 4. Additional Information for Investors

For the risks associated with the Prepayment, there have been no changes to “I. Fund Information, 1. Fund Status, 3. Investment Risks” stated in the Securities Report, filed on May 30, 2022 (Japanese only), and “II. Reference Information, 2. Supplementary Information on Reference Materials, 3. Investment Risks” stated in the Securities Registration Statement filed on October 14, 2022 (Japanese only).

<Reference> Outstanding Debt Balance after the Prepayment

(Unit: Millions of yen)

	Before the Prepayment	After the Prepayment	Change
Short-term Borrowings (Note 1)	11,410	10,310	(1,100)
Long-term Borrowings (Note 2)	91,064	91,064	-
Total Borrowings	102,474	101,374	(1,100)
Investment Corporation Bonds	2,000	2,000	-
Total Borrowings and Investment Corporation Bonds	104,474	103,374	(1,100)

Notes:

1. Short-term refers to borrowings due within one year from the borrowing date.
2. Long-term refers to borrowings due within a period longer than one year from the borrowing date.

For more information about Mitsubishi Estate Logistics REIT Investment Corporation, please visit:

<https://mel-reit.co.jp/en/>