

November 29, 2023

For Immediate Release

Real Estate Investment Trust:

MIRAI Corporation

Michio Suganuma, Executive Director

(Securities Code: 3476)

Asset Management Company:

Mitsui Bussan & IDERA Partners Co., Ltd.

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Notice Concerning Borrowing of Funds (Determination of Interest Rate)

MIRAI Corporation (hereinafter “MIRAI”) announces today that interest rate of the loan, which is stated in the “Notice Concerning Borrowing of Funds (Including Green Loans)” announced on November 14, 2023 has been determined. Details are as follows.

1. Details of Borrowing Funds (Interest Rate)

Lender	Borrowing amount	Interest rate	Term of maturity	Borrowing date	Maturity date
MUFG Bank, Ltd	1.0 billion yen	0.90250%	5 years	December 1, 2023	November 30, 2028
Sumitomo Mitsui Banking Corporation	1.0 billion yen	1.12125%	7 years		November 29, 2030
The 77 Bank, Ltd.	0.5 billion yen	1.17125%			

2. Other Matters Necessary for Investors to Understand and Judge the Information Appropriately

The risks associated with the repayment of the Borrowing, etc. remain unchanged from the description in Section 2 Supplementary information, Part 2 Additional information for supplementary documents, 4 Investment risk” of the security registration statement (Japanese version only) on November 14, 2023.

(End)

* URL: <https://3476.jp/en/>

This press release is the English translation of the announcement in Japanese on MIRAI’s website. However, no assurance or warranties are given for the completeness or accuracy of this English translation.

(Reference press release, etc.)

Dated 11/14/2023 “Notice Concerning Borrowing of Funds (Including Green Loans)”

Note: This press release is a document that will be released publicly relating to borrowing of funds and is not prepared for the purpose of solicitation for investment. Before initiating investments, MIRAI asks investors to ensure that they refer to the prospectus for the issuance of new investment units and the secondary offering of investment units and amendments thereto prepared by MIRAI, and that they undertake investment at their own discretion and responsibility.