



March 27, 2024

To All Concerned Parties

Name of REIT Issuer:  
Nippon Building Fund Inc.  
Koichi Nishiyama, Executive Director  
(TSE Code : 8951)  
Contact:  
Asset Management Company  
Nippon Building Fund Management Ltd.  
Eiichiro Onozawa, President and CEO  
Person to Contact:  
Yukio Handa, General Manager  
(TEL. +81-3-3516-3370)

## Notice Concerning Debt Refinancing

Nippon Building Fund Inc. ("NBF") hereby provides notice of its decision on March 27, 2024 to implement refinancing of a short-term borrowing:

### Description

#### 1. Short-term Borrowing

Lender	Amount Borrowed	Interest Rate	Expected Date of Implementation	Methods of Borrowing, Repayment, Security and Guarantee etc.	Repayment Due Date
Mizuho Bank, Ltd	¥5 billion	0.23%	March 29,2024	Unsecured, unguaranteed, repayable in one lump sum on repayment due date	April 30,2024

#### 2. Amount, Use and Expected Date of Expenditure of Proceeds

- (1) Amount to be borrowed  
¥5 billion
- (2) Specific use of proceeds  
Refinancing of a short-term borrowing
- (3) Expected date of expenditure  
March, 2024



3. Status of Borrowings etc. following the financing

(Unit: million yen)

	Before Financing	After Financing	Increase / Decrease
Short-term borrowings	15,000	15,000	0
Long-term borrowings (Floating interest rate)	51,000	55,000	4,000
Long-term borrowings (Fixed interest rate)	491,500	487,500	-4,000
Bonds	40,000	40,000	0
Total	597,500	597,500	0

\* Plans to finance 2 billion yen in a long-term borrowing as described in the "Notice Concerning Debt Financing" dated March 22, 2024 and finance 4 billion yen in a long-term borrowing as described in the "Notice Concerning Debt Financing" dated March 27, 2024. The status After Financing, including the impact of the refinancing, is described.

4. Other Matters Required for Investors to Appropriately Understand and Evaluate the Above Information

There is no change to the content of "Investment Risks" of the Securities Report submitted on September 28, 2023 with respect to the risks involved in repayment etc. of the current debt financing.

End

This English language notice is a translation of the Japanese language notice dated March 27, 2024 and was prepared solely for the convenience of, and reference by, overseas investors. Neither NBF nor Nippon Building Fund Management Ltd. makes any warranties as to its accuracy or completeness.