

November 26, 2021

For Immediate Release

Real Estate Investment Trust Securities Issuer

MORI TRUST Hotel Reit, Inc.

Representative: Amane Sakamoto, Executive Director  
(Securities Code: 3478)

Asset Management Company

MORI TRUST Asset Management Co., Ltd.

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President and Representative Director

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### Notice Concerning Borrowing of Funds (Determination of Interest Rate)

MORI TRUST Hotel Reit, Inc. (“MORI TRUST Hotel Reit”) hereby announces today that it determined the interest rates for new loans announced in the press release “Notice Concerning Borrowing of Funds” on November 25, 2021 as described below.

#### Details

##### 1. Determination of interest rate

Category	Lender	Loan amount (million yen)	Interest rate	Loan type Repayment method	Drawdown date Repayment date
Long-term	MUFG Bank, Ltd.	3,000	0.52470% (Fixed interest rate)	Unsecured Unguaranteed Lump-sum repayment upon maturity	November 30, 2021 August 30, 2024
	Sumitomo Mitsui Trust Bank, Limited	3,000	0.52750% (Fixed interest rate)	Unsecured Unguaranteed Lump-sum repayment upon maturity	November 30, 2021 November 29, 2024
	Development Bank of Japan Inc.	1,500	0.52750% (Fixed interest rate)	Unsecured Unguaranteed Lump-sum repayment upon maturity	November 30, 2021 November 29, 2024

##### 2. Others

MORI TRUST Hotel Reit has made no change to the details of investment risks stated in the securities report submitted on May 28, 2021 in connection with risks associated with the repayment of the borrowing of funds and the like.

\* MORI TRUST Hotel Reit’s website: <http://www.mt-hotelreit.jp/en/>

Disclaimer: This document is an English translation of a press release for public announcement concerning of borrowing of funds, and has not been prepared for the purpose of solicitation of investment.