



April 12, 2022

**For Immediate Release**

Advance Residence Investment Corporation  
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**Notice Concerning Debt Financing**

Advance Residence Investment Corporation (ADR) announced today its decision to borrow funds coming due.

1. Debt Financing (draw-down date: April 18, 2022)

(1) Details of the Debt Financing

(JPY:million)

No.	Lender	Planned Draw-down Date	Scheduled Amount	Interest Rate	Principal Repayment date	Repayment Period	Principal Repayment	Collateral/ Guarantee
1	Sumitomo Mitsui Trust Bank, Limited Shinkin Central Bank The Chugoku Bank, Ltd.	April 18, 2022	2,500	Base rate <sup>note1</sup> +0.21000%	April 16, 2032	10.0 year	Pay in full on the maturity date	Unsecured Non-guaranteed
2	Resona Bank, Limited		500	Base rate <sup>note1</sup> +0.17500%	October 18, 2030	8.5 year		
3	Mitsui Sumitomo Insurance Company, Limited		500	Base rate <sup>note1</sup> +0.16000%	April 18, 2029	7.0 year		
	Total or Weighted Average		3,500			9.4 year		

Note 1 Interest payment dates are the last business day of January, April, July, October, starting April 28, 2022 and ending on the principal repayment date.

The JBA 3 month yen TIBOR rate of two business days prior to the latest interest payment date will be used as the base rate to calculate the applicable interest rate for the current calculation period. If the calculation period is less than 3 months, the accrued interest will be calculated using the base rate applicable and according to the method described in the contract.

The floating interest rate for the loan will not be announced in the future. Please refer to JBA website for the 3 month yen TIBOR. (<http://www.jbatibor.or.jp/english/>)



(2) Purpose of the Debt Financing

To partially fund the acquisition of beneficiary interests in trust (RESIDIA Kanda-Awajicho, RESIDIA Ogikubo III) <sup>note 2</sup> and payment of related expenses.

Note 2 Please refer to the "Notice Concerning Acquisition of Investment Assets (RESIDIA Kanda-Awajicho, RESIDIA Ogikubo III)" dated February 24, 2022 for details.

(3) Scheduled Contract Date of the Debt Financing

April 14, 2022

Reference Material: Debt Financing Balance (As of April 18, 2022)

(JPY: million)

	Before Refinancing <sup>note 3</sup>	After Refinancing	Increase (Decrease)
Short-term Loans <sup>note 4</sup>	0	0	-
Long-term Loans <sup>note 4</sup>	186,809	190,309	3,500
Total Loans	186,809	190,309	3,500
Corporate Investment Bonds	36,600	36,600	-
Total interest-bearing debt	223,409	226,909	3,500

Note 3 As of April 17, 2022

Note 4 Short-term loans are loans with maturity dates within one year from draw-down date and long-term loans are loans with maturity dates that are more than one year away.

**About Advance Residence Investment Corporation**

Advance Residence Investment Corporation is the largest residential J-REIT, investing in over 270 rental apartments located mostly in central Tokyo and in other major cities throughout Japan (AUM over 460 billion yen). ADR can be expected have a stable dividend in the long-term and can be considered as a defensive J-REIT, on back of the stable income from residential assets and with the largest dividend reserve among J-REITs.

ADR's website: <https://www.adr-reit.com/en/>