

June 8, 2022

For Immediate Release

Advance Residence Investment Corporation
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Notice Concerning Debt Financing and Repayment of Loan

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

1. Debt Financing (drawdown date: June 17, 2022)

(1) Details of the Debt Financing

(JPY:million)

Lender	Planned Drawdown Date	Scheduled Amount	Interest Rate	Principal Repayment date	Repayment Period	Principal Repayment	Collateral/ Guarantee
Shinsei Bank	June 17, 2022	1,000	Unfixed ^(Note1)	June 15, 2029	7.0 year	Pay in full on the maturity date	Unsecured Non-guaranteed

(Note1) The interest rate for the loan will be announced separately. Interest payment dates are the last business day of January, April, July, October, starting July 29, 2022 and ending on the principal repayment date.

(2) Purpose of the Debt Financing

To repay existing loan due on June 17, 2022

(3) Details of the Loan to be Repaid

(JPY:million)

Lender	Planned Drawdown Date	Scheduled Amount	Interest Rate	Principal Repayment date	Repayment Period	Principal Repayment	Collateral/ Guarantee
Shinsei Bank	December 19, 2013	1,000	1.31500% ^(Note2)	June 17, 2022	8.5 year	Pay in full on the maturity date	Unsecured Non-guaranteed

(Note2) The interest rate is fixed through interest rate swap.

Reference Material: Debt Financing Balance (As of June 17, 2022)

(JPY:million)

	Before Refinancing ^(Note3)	After Refinancing	Increase (Decrease)
Short-term Loans ^(Note4)	1,000	1,000	-
Long-term Loans ^(Note4)	189,309	189,309	-
Total Loans	190,309	190,309	-
Corporate Investment Bonds	36,600	36,600	-
Total interest-bearing debt	226,909	226,909	-

(Note3) As of June 16, 2022

(Note4) Short-term loans are loans with maturity dates within one year from drawdown 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/>