

November 28, 2022

FOR IMMEDIATE RELEASE

Issuer of REIT securities

1-17-10, Kyobashi, Chuo-ku, Tokyo

SOSiLA Logistics REIT, Inc.

Representative Nobuhiko Matsumoto,

Executive Director

(Code: 2979)

Asset Management Company

Sumisho Realty Management Co., Ltd.

Representative Hideki Yano, President & CEO

Inquiries Tomoaki Sato,

General Manager,

REIT Management Department

TEL: +81-3-4346-0579

Notice Concerning Debt Financing (Decision on Lender)

SOSiLA Logistics REIT, Inc. (“SLR”) announces that it today decided on lenders based on individual loan agreements concluded in connection with the short-term borrowings the borrowing date of which is November 30, 2022 (collectively the “Borrowings”), a part of the debt financing announced in the Notice Concerning Debt Financing dated November 14, 2022.

1. Details of Borrowings

Category	Lender	Borrowing Amount (million yen)	Interest Rate	Borrowing Date	Borrowing Method	Repayment Date	Repayment Method	Collateral
Short-term	<u>Sumitomo Mitsui Banking Corporation</u>	1,400	Base interest rate + 0.15% (Note 1) (Note 2)	November 30, 2022	SLR will conclude individual loan agreements with lenders stated left on November 28, 2022.	November 30, 2023	Paid in full upon maturity	Unsecured Non-guaranteed
	<u>Sumitomo Mitsui Trust Bank, Limited</u>							
	<u>Mizuho Bank, Ltd.</u>							

(Note 1) The first interest payment date is December 30, 2022. The subsequent interest payment dates are the last days of respective months and the repayment date.

(Note 2) The base interest rate is the one-month Japanese yen Tokyo Interbank Offered Rate (TIBOR) for the concerned interest period announced by the JBA TIBOR Administration. Information on the JBA Japanese yen TIBOR is available at the Administration’s official website.
<https://www.jbatibor.or.jp/english/>

2. Rationale for Borrowings

On November 30, 2022, the Borrowings will be allocated to the repayment of the short-term borrowings of 1,400 million yen which will become due on the same day.

3. Green loans

The Borrowings are green loans based on the green finance framework that SLR has formulated. All the Borrowings will be used to refinance the borrowings for purchasing qualified green assets that have achieved an external environmental certification. For the details of green finance (including green loans), please visit the Green Finance page of SLR’s website.

<https://sosila-reit.co.jp/en/esg/greenfinance.html>

4. Outstanding Debt Balance after the Borrowings

(Unit: million yen)

	Before the Borrowings	After the Borrowings	Variance
Short-term loans	1,400	1,400	-
Long-term loans	46,200	46,200	-
Total loans	47,600	47,600	-
Investment corporation bonds	1,600	1,600	-
Total loans and investment corporation bonds	49,200	49,200	-

* For more information about SLR, please visit: <https://sosila-reit.co.jp/en/>