

April 25, 2023

To All Concerned Parties

REIT Issuer:
Kenedix Residential Next Investment Corporation
Representative: Tetsu Kawashima, Executive Director
(Securities Code: 3278)

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Notice Concerning Debt Financing (Series 80) and Execution of Interest Rate Swap Agreement

Kenedix Residential Next Investment Corporation (the “Investment Corporation”) announced today its decision to undertake debt financing (for a total of 2,000 million yen) (the “Borrowings”) and the execution of interest rate swap agreement. Details are provided as follows.

1. Details of Debt Financing

Series	Lender	Amount (Millions of yen)	Interest Rate (Note 1)	Contract Date (Scheduled)	Drawdown Date (Scheduled)	Principal Repayment Date (Note 1)	Collateral • Repayment Method
80-A①	MUFG Bank, Ltd.	500	Base rate ^(Note 2) (JPY TIBOR for 1 month) +0.25000%	April 26, 2023	April 28, 2023	April 30, 2024	Unsecured, Unguaranteed / Repayment of principal in full on maturity date
80-A②	Resona Bank, Limited	1,000	Base rate ^(Note 2) (JPY TIBOR for 1 month) +0.20000%				
80-B	Resona Bank, Limited	500	Base rate ^(Note 2) (JPY TIBOR for 3 month) +0.32500%			October 31, 2028	

(Note 1) The first interest payment for Series 80-A① and Series 80-A② is at the end of May 2023, and on the last day of every month thereafter, with the last interest payment on the principal repayment day. The first interest payment for Series 80-B is at the end of July 2023, and on the last day of every three month thereafter, with the last interest payment on the principal repayment day. The interest payment and the principal repayment date will be made on the following business day in case such date falls on a non-business day and preceding business day in case such date falls in the next calendar month.

(Note 2) The Japanese Yen TIBOR of the JBATA is available on the JBATA website (<http://www.jbatibor.or.jp/english/>).

2. Purpose of Debt Financing

The proceeds of the Borrowings will be applied to the repayment of Series 14-B and Series 35-A (total amount of 2,000 million yen) on April 28, 2023. For details of Series 14-B and Series 35-A, please refer to the press releases “Notice Concerning Debt Financing and the Execution of Interest-Rate Swap Agreements” dated April 23, 2015, and “Notice Concerning Debt Financing and Execution of Interest Rate Swap Agreements” dated October 25, 2019, respectively.

3. Interest Rate Swap Agreement

(1) Reason for Executing Interest Rate Swap Agreement

To hedge against possible increases in future interest rate for Series 80-B with floating interest rates.

(2) Details of Interest Rate Swap Agreement

		Series 80-B
Counterparty		To be determined ^(Note)
Notional Amount		500 million yen
Interest Rate	Fixed Interest Rate for Payment	To be determined ^(Note)
	Floating Interest Rate for Receipt	Base rate (JPY TIBOR for 3 month)
Commencement Date		April 28, 2023
Termination Date		October 31, 2028
Payment Date		The interest payment is due at the end of July 2023, and on the last day of every three months thereafter with termination date. (If each payment day is a non-business day, then the payment will be due on the next business day and if the next business day is in the next month, then the previous business day will be applied.)

(Note) The undecided matters shall be determined on April 26, 2023, and will be announced upon decision is made.

4. Status of the Interest-bearing Debt after the Borrowing (as of April 28, 2023)

(Millions of Yen)

Classification		Balance before the Borrowing	Balance after the Borrowing	Difference
	Short-term borrowings ^(Note 1)	3,200	3,200	-
	Current portion of long-term borrowings ^(Note 2)	20,000	18,000	-2,000
	Long-term borrowings ^(Note 3)	135,020	137,020	+2,000
	Total borrowings	158,220	158,220	-
	Investment corporation bonds	7,700	7,700	-
Total borrowings and investment corporation bonds		165,920	165,920	-

(Note 1) Short-term borrowings refer to the amount of debt financing with a period of less than or equal to one year from the borrowing date to the maturity date. However, in the case where the maturity date has been moved to a different business day because the maturity date of one year from the borrowing date is not a business day, and as a result the borrowing period surpasses one year, the borrowings are included in short-term borrowings.

(Note 2) Current portion of long-term borrowings refer to the amount of long-term borrowings with a period of within one year.

(Note 3) Long-term borrowings refer to the amount of debt financing with a period of more than one year from the borrowing date to the maturity date.

5. Others

Risks pertaining to the Borrowing and repayment remain unchanged from the description of “Investment Risks” described in the Securities Report submitted on April 25, 2023.

* Website URL of the Investment Corporation: <https://www.kdr-reit.com/en/>

[Provisional Translation Only]

English translation of the original Japanese document is provided solely for information purposes.

Should there be any discrepancies between this translation and the Japanese original, the latter shall prevail.