



May 22, 2015

For Immediate Release

Advance Residence Investment Corporation
Securities Code : 3269
3-26 Kanda Nishiki-cho, Chiyoda-ku, Tokyo
Kenji Kousaka, Executive Director

Asset Management Company:
AD Investment Management Co., Ltd.
Kenji Kousaka, President
Inquiries:
Tomoyuki Kimura, Director and General Manager
Corporate Management Department
TEL. +81-3-3518-0480

Notice Concerning Debt Financing and Repayment of Loan

Advance Residence Investment Corporation (ADR) announced today its decisions regarding debt financing and repayment of loan as detailed below.

1. Debt Financing

(1) Purpose for the debt financing (1,000,000,000 yen)

The fund procured from the debt financing will be used to repay an existing loan (1,000,000,000 yen) as detailed below.

(2) Details of debt financing

< Long-term loan: 7 year, floating interest rate >

- | | |
|-------------------------------|--|
| 1) Scheduled Lender | : The Gunma Bank, Ltd. |
| 2) Scheduled Amount | : 1,000,000,000 yen |
| 3) Interest rate | : Base rate (JBA 1month yen TIBOR) + 0.26% ^(Note1) |
| 4) Planned drawdown date | : May 29, 2015 |
| 5) Debt financing method | : Loan contract shall be concluded on May 27, 2015. |
| 6) Principal repayment method | : The principal shall be repaid in lump sum on the principal repayment date. |
| 7) Principal repayment date | : May 27, 2022 |
| 8) Collateral/guarantee | : Unsecured and non-guaranteed. |

(Note1)

- Interest payment dates are, last business day of every month starting from June 2015 and the principal repayment date.
- JBA 1 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 1 month, 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 (<http://www.jbatibor.or.jp/english/>) for the 1 month yen TIBOR.



2. Details of Repayment of existing loan

The loan to be repaid is based on the loan contract signed on May 29, 2012.

- 1) Lender : The Gunma Bank, Ltd.
- 2) Loan Amount : 1,000,000,000 yen
- 3) Amount of Repayment : 1,000,000,000 yen
- 4) Principal Repayment date : May 29, 2015
- 5) Planned Date of Repayment : May 29, 2015

Reference Material : Debt Financing Balance (As of May 29, 2015)

(JPY:thousand)

	Before Refinancing	After Refinancing	Increase (Decrease)
Short-term Loans (Note 2)	0	0	-
Long-term Loans (Note 2)	191,995,087	191,995,087	-
Total Loans	191,995,087	191,995,087	-
Corporate Investment Bonds	35,500,000	35,500,000	-
Total interest-bearing debt	227,495,087	227,495,087	-

(Note2) Short-term loans are loans with repayment dates within one year from drawdown date and long-term loans are loans with repayment dates that are more than one year away.

* URL: <http://www.adr-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.