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For Immediate Release

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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) Details of the Debt Financing

(JPY:million)

No.	Lender	Planned Drawdown Date	Scheduled Amount	Interest Rate (Note1) (fixed rate)	Principal Repayment date	Repayment Period	Principal Repayment	Collateral/ Guarantee
1	The Bank of Fukuoka, Ltd.	February 28, 2018	500	Unfixed (Note2)	February 28, 2025	7.0 year	Pay in full on the maturity date	Unsecured Non-guaranteed
2	The Bank of Fukuoka, Ltd.	February 28, 2018	500	Unfixed (Note2)	February 29, 2028	10.0 year	Pay in full on the maturity date	Unsecured Non-guaranteed
Total or Weighted Average			1,000			8.5 year		

(Note1) Interest payment dates are, starting from April 2018, last business day of every January, April, July, October and the principal repayment date.

(Note2) The interest rate for the loan will be announced separately.

(2) Purpose of the Debt Financing

To repay the existing loan due on February 28, 2018.

(3) Scheduled Contract Date of Debt Financing

February 26, 2018



2. Details of the Existing Loan to be Repaid

(JPY:million)

No.	Lender	Drawdown Date	Scheduled Amount	Interest Rate (fixed rate)	Principal Repayment Date	Repayment Period	Principal Repayment	Collateral/ Guarantee
1	The Bank of Fukuoka, Ltd.	April 19, 2013	1,000	0.79125 % ^(Note3)	February 28, 2018	4.9 year	Pay in full on the maturity date	Unsecured Non-guaranteed

(Note3) The interest rate is fixed through interest rate swap.

Reference Material: Debt Financing Balance (As of February 28, 2018) ^(Note4)

(JPY:million)

	Before Refinancing ^(Note4)	After Refinancing	Increase (Decrease)
Short-term Loans ^(Note5)	0	0	-
Long-term Loans ^(Note5)	193,918	193,918	-
Total Loans	193,918	193,918	-
Corporate Investment Bonds	27,500	27,500	-
Total interest-bearing debt	221,418	221,418	-

(Note4) As of February 28, 2018.

The balance assumes that the refinancing which was announced in the press release “*Notice Concerning Debt Financing and Repayment of Loan*” on September 28, 2017 will be executed on February 28, 2018.

(Note5) 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]

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