



For Immediate Release
To Whom It May Concern

Nomura Real Estate Master Fund, Inc.
Securities Code: 3462
Shuhei Yoshida, Executive Director

Asset Management Company:
Nomura Real Estate Asset Management Co., Ltd.
Norio Ambe, President & Chief Executive Officer

Inquiries:
Ken Okada
Director and Managing Executive Officer
TEL. +81-3-3365-8767 nmf3462@nomura-re.co.jp

Notice Concerning Early Repayment of Debt Financing

Nomura Real Estate Master Fund, Inc. (“Nomura Master Fund” or “NMF” or the “Fund”) announced today that the Fund will make an early repayment of debt financing (the “Early Repayment”) as stated below.

I. Details of Early Repayment of Debt Financing

1. Purpose

The Fund will make an early repayment of ¥1,500 million of the existing borrowings with the proceeds procured from the issuance of Nomura Real Estate Master Fund, Inc. Third Series of Unsecured Investment Corporation Bonds (Special pari passu conditions among specified investment corporation bonds) determined on May 17, 2018 (the “Bonds”) ^(Note) and cash on hand in order to reduce interest payments.

(Note) For details on the above issuance of the Bonds, please refer to the press release “Notice Concerning Issuance of Investment Corporation Bonds” dated May 17, 2018.

2. Details of Early Repayment

An early repayment of the following term loans ^(Note 1) ^(Note 2), based on the Commitment Line Agreement contracted on June 8, 2017. ^(Note 3)

Lenders	Borrowing Amount before Early Repayment (millions of yen)	Early Repayment Amount (millions of yen)	Borrowing Amount after Early Repayment (millions of yen)	Interest Rate	Drawdown Date	Term	Repayment Date	Scheduled Early Repayment Date	Collateral
MUFG Bank, Ltd. Sumitomo Mitsui Banking Corporation Mizuho Bank, Ltd. Sumitomo Mitsui Trust Bank, Limited	2,000	1,500	500	Basic Interest rate +0.40% (Note4) (Note5) (Note6)	April 2, 2018	1 year	April 2, 2019	June 12, 2018	Unsecured, unguaranteed

(Note 1) The Fund procured ¥2,500 million in borrowings on April 2, 2018 and repaid ¥500 million ahead of term maturity on May 28, 2018. For details on the above term loans, please refer to the press releases “Notice Concerning Debt Financing” dated March 20, 2018 and “Notice Concerning Debt Financing and Early Repayment of Debt Financing” dated May 15, 2018.

(Note 2) As a result of an absorption-type split in which Mitsubishi UFJ Trust and Banking Corporation was the entity split and absorbed and



MUFG Bank, Ltd. was the successor, MUFG Bank, Ltd. succeeded to the corporate lending operations recorded at the domestic headquarters and branches of Mitsubishi UFJ Trust and Banking Corporation on April 16, 2018. As a result, the Fund's balance of borrowings from Mitsubishi UFJ Trust and Banking Corporation has been transferred to MUFG Bank, Ltd.

- (Note 3) From the Early Repayment, break funding cost will occur, calculated by the actual days from the following date of Repayment Date to the following Interest Payment Date.
- (Note 4) Base interest rate, which applies to the calculation period of the interest rate to be paid on the interest payment date, will be Japanese Bankers Association ("JBA") 1-month JPY TIBOR ("Tokyo Interbank Offered Rate") as of two business days before the previous interest payment date of the respective interest payment dates (however, the Drawdown Date for the first interest rate calculation period) announced by the JBA TIBOR Administration ("JBATA").
- (Note 5) Base interest rate indicated in (Note 4) is reviewed on each interest payment date. However, in the case the rate that applies to the calculation period of the interest rate does not exist, what is calculated based on the method stated in the contract will be the base interest rate that applies to the concerned period. For JBA Japanese yen TIBOR, please refer to JBATA website. (<http://www.jbatibor.or.jp/english/rate/>)
- (Note 6) The interest payment dates are the 26th of every month beginning April 26, 2018 until the Repayment Date, as well as the Repayment Date. If any of these days is a non-business day, the interest repayment date will be the following business day, or the prior business day if the following business day is in the next month.

II. Status of Interest-bearing Debts after the Early Repayment

(millions of yen)			
	Before the Early Repayment	After the Early Repayment	Increased/Decreased Amount
Short-term Borrowings	2,000	500	- 1,500
Current portion of Long-term borrowings ^(Note 1)	37,839	37,839	-
Long-term borrowings ^(Note 2)	436,837	436,837	-
Total Borrowings	476,677	475,177	- 1,500
Current portion of Investment Corporation Bonds ^(Note 1)	-	-	-
Investment Corporation Bonds ^(Note 3)	22,000	22,000	-
Total Investment Corporation Bonds	22,000	22,000	-
Total Interest-Bearing Debts	498,677	497,177	- 1,500

(Note 1) Nature of term is as of the end of the 5th fiscal period (February 28, 2018).

(Note 2) Excludes Long-term Borrowings due within one year.

(Note 3) Excludes Investment Corporation Bond due within one year.

III. Forecasts of Financial Results

There is no revision to Nomura Master Fund's forecasts of financial results for the fiscal period ending August 31, 2018 (March 1, 2018 to August 31, 2018) and February 28, 2019 (September 1, 2018 to February 28, 2019) by the Early Repayment as it has only small impact to the forecast of financial results.

IV. Others

No change has been made to the content of "Section 1 Fund Information / 1 Status of Fund / 3 Investment Risks" of the Securities Report (in Japanese) filed on November 29, 2017 and "Section 2 Reference Information / 2 Supplement Information / 7 Investment Risks" of the Securities Registration Statement (in Japanese) filed on February 1, 2018, regarding the risk involved in the Early Repayment.

*<Nomura Real Estate Master Fund, Inc.> URL: <https://www.nre-mf.co.jp/en/>

