

September 12, 2018

For Immediate Release

Real Estate Investment Trust Securities Issuer
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(Securities Code: 3481)

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Notice Concerning Interest Rate Determination of Debt Financing

Mitsubishi Estate Logistics REIT Investment Corporation (“MEL”) announces today that the undecided interest rate of debt financing which were described in the press release titled “Notice Concerning Debt Financing and Prepayment of Bank Loans” dated Sept. 11, 2018, was determined, as outlined below:

1. Details of the Debt Financing

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Category (Note 1)	Lender	Borrowing Amount (Millions of yen)	Interest Rate	Borrowing Date	Borrowing Method	Repayment Date (Note 2)	Repayment Method	Collateral
Long-term	Sumitomo Mitsui Banking Corporation	830	0.24% (fixed rate) (Note 3)	Sept. 14, 2018	Borrowing based on an individual term loan agreement dated Sept. 12, 2018, being entered into with the lenders shown on the left	Sept. 14, 2022	Paid in full upon maturity	Unsecured and non- guaranteed
	The Norinchukin Bank	800	0.3950% (fixed rate) (Note 3)			Sept. 14, 2025		
	Shinsei Bank, Limited	500	0.4538% (fixed rate) (Note 3)			Sept. 14, 2026		
	Mizuho Bank, Ltd.	830	0.5750% (fixed rate) (Note 3)			Sept. 14, 2028		
	THE BANK OF FUKUOKA, LTD.	807						
	Shinkin Central Bank	1,256						

Notes:

- Long-term refers to borrowings due within a period longer than one year from the borrowing date.
- The repayment date will be the following business day if the date falls on a non-business day or the preceding business day if the date carries over to the next month.
- The first payment date is Oct. 31, 2018. Thereafter, the interest payment date will be on the last day of Jan., Apr., July and Oct. until and including the repayment date. An interest payment date will be the following business day if the date falls on a non-business day or the preceding business day if the following business day carries over to the next month.

2. Additional Information for Investors

Regarding the risks associated with the debt financing and the prepayment of bank loans that were decided on Sept. 11, 2018, there are no changes in “1. Fund Information, 1. Fund Status, 3. Investment Risks” of the Securities Report, filed on May 28, 2018 (Japanese only), and “II Reference Information, 2. Supplementary Information on Reference Materials, 3. Investment Risks” stated in the Securities Registration Statement filed on Aug. 23, 2018 (Japanese only).

For more information about Mitsubishi Estate Logistics REIT Investment Corporation, please visit:

<https://mel-reit.co.jp/en/>

Note: For information purposes only. The Japanese version of the press release should be referred to as the original. This document is a press release prepared for the purpose of announcing to the public certain matters regarding interest rate determination of debt financing of MEL. It is not intended for the purpose of soliciting any investment.