

August 29, 2024

For Immediate Release

Real Estate Investment Trust Securities Issuer:
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(Securities Code: 3471)
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Notice Concerning Borrowing of Funds (Sustainability Linked Loan) and Repayment of Borrowing

Mitsui Fudosan Logistics Park Inc. (“MFLP-REIT”) today resolved on debt financing (the “Borrowing”) and repayment of borrowing (the “Repayment”) hereby announces as follows:

Borrowing is Sustainability Linked Loan that will be executed based on the Sustainability Linked Loan Framework which established by MFLP-REIT.

MFLP-REIT aims to promote the asset management with consideration to ESG and strengthen the funding base through sustainability finance, including Sustainability Linked Loan.

I. Borrowing

1. Details of Borrowing

| Lender | Amount (million yen) | Interest rate | Borrowing date | Repayment date | Repayment method, Collateral etc. |
|--|----------------------------|------------------------------------|----------------------|----------------------|---|
| Mizuho Trust & Banking Co., Ltd. (Sustainability Linked Loan) | 700 | Base rate +0.25% ^(*) | September 2, 2024 | September 4, 2034 | Bullet repayment, Unsecured and non- guaranteed |

(Note) The interest payment date is the repayment date. The base interest rate is the JBA three-month Japanese Yen TIBOR published by JBA TIBOR Administration two business days prior to the borrowing date. Provided, however, even if the interest calculation period is less than three months, the base interest rate will be calculated using the three-month JBA Japanese Yen TIBOR. The first interest payment date is the last day of October 2024, and thereafter the interest payment date will be the last day of January, April, July and October until and including the repayment date. (If each interest payment date is not a business day, such interest payment date shall be on the next business day. Provided, however, that such interest payment date shall be on the preceding business day if such next business day falls into the next month.)

The JBA Japanese yen TIBOR can be found on the website of the JBA TIBOR Administration (<https://www.jbatibor.or.jp/english/rate/>).

Borrowing is planned to be financed by Sustainability Linked Loan, the interest rate from the timing of the determination to the repayment date will change according to the achievement status of the the Sustainability Performance Target (“SPT”) as follows.

SPT: 100% reduction of CO2 emission intensity in logistics facilities (Scope 1 and 2) as of 2030 compared to 2016 Applicable period:
From the beginning of the first interest calculation period that falls after the end of July 2031 until the principal repayment date

- (1) If emissions intensity is reduced by 100% (Achievement of SPT) : Initial interest rate - 0.02%
 (2) If the emissions intensity increases compared to 2016 (SPT Not Achieved) : Initial interest rate + 0.02%
 If neither (1) nor (2) applies (SPT Not Achieved) : Initial interest rate

2. Reason for Borrowing

Funds are to be allocated to the Repayment as detailed in “II. Details of Repayment” below.

3. Amount, specific use of proceeds and expected date of expenditure of funds to be procured

- (1) Amount of funds to be procured
¥700 million

- (2) Specific use of proceeds of funds to be procured
Funds are to be allocated to the Repayment of borrowing as detailed in “II. Details of Repayment” below.

- (3) Expected date of expenditure
September 2, 2024

II. Details of Repayment

| Lender | Amount (million yen) | Borrowing date | Repayment date |
|-------------------------------------|-------------------------|-------------------|-------------------|
| Mizuho Trust & Banking Co., Ltd. | 700 | September 1, 2016 | September 2, 2024 |

III. Status of the borrowings after execution of Borrowing

(Unit: millions of yen)

| | Prior to execution | After execution | Change |
|--|--------------------|-----------------|--------|
| Short-term borrowing ^(Note) | 0 | 0 | 0 |
| Long-term borrowing ^(Note) | 149,700 | 149,700 | 0 |
| Total borrowing | 149,700 | 149,700 | 0 |
| Investment corporation bonds | 5,000 | 5,000 | 0 |
| Total of borrowing and investment corporation bonds | 154,700 | 154,700 | 0 |

(Note) “Short-term borrowing” refers to borrowing with a maturity of one year or less from the borrowing date. “Long-term borrowing” refers to borrowing with a maturity of more than one year from the borrowing date.

IV. Other

Concerning the risks of the Borrowing and the Repayment, there are no material changes in the details of risks as described in “Part I Fund information / 1. Overview of Fund / 3. Investment Risks” of the Securities Report submitted on April 25, 2024.

We did not publish an English version of the Securities Report.

End

*MFLP-REIT’s corporate website: <https://www.mflp-r.co.jp/en/>