



For Translation Purposes Only

September 21, 2011

For Immediate Release

Nomura Real Estate Office Fund, Inc.
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(Securities Code: 8959)

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Notice Concerning Debt Financing

Nomura Real Estate Office Fund, Inc. (“Nomura Office Fund” or the “Fund”) today announced that the Fund decided debt financing as stated below.

1. Purpose

Nomura Office Fund has decided to procure the debt financing for the repayment of the existing borrowing which will mature on September 26, 2011.

2. Details of Debt Financing

Long-Term Borrowing (Term for 2 years and 11 months)

- | | |
|--------------------------|--|
| 1. Lenders | : The Hyakujushi Bank, Ltd., The 77 Bank, Ltd. |
| 2. Amount | : ¥2 billion |
| 3. Interest Rate | : Basic interest rate (JBA 3 months JPY TIBOR) +0.50% |
| 4. Drawdown Date | : September 26, 2011 |
| 5. Loan Type | : Term Loan (2 years and 11 months with floating-rate, contracted on September 21, 2011) |
| 6. Repayment Date | : August 26, 2014 (or the following business day if such date is a non-business day, or the prior business day if such date is on the next month) |
| 7. Terms of Repayment | : Lump-sum repayment on the repayment date |
| 8. Interest Payment Date | : November 26, 2011, the first interest payment date, and every February 26, May 26, August 26, and November 26 thereafter until August 26, 2014 (or the following business day if such date is a non-business day, or the prior business day if such date is on the next month) |
| 9. Collateral | : Unsecured, unguaranteed |

The basic interest rate applicable to a computation period of interest which is paid on the interest payment date is determined two business days prior to each interest payment date. With regard to the basic interest rate, please see the website of the Japanese Bankers Association (<http://www.zenginkyo.or.jp/en/tibor/>).

3. Use of Funds

1. Use of Proceeds:
To be used for repayment of the existing borrowing based on the term loan agreement totaling ¥2 billion which will mature on September 26, 2011.
2. Scheduled Expenditure Date
September 2011

4. Status of Interest-bearing Debts after Drawdown

| | | (¥mln) | | |
|-------|---|---------------------|--------------------|----------------------------|
| | | Before the drawdown | After the drawdown | Increased/Decreased Amount |
| | Short-term Borrowings | 7,900 | 7,900 | — |
| | Long-term Borrowings to be repaid within a year | 13,250 | 11,250 | ▲2,000 |
| | Short-term Investment Corporation Bonds | — | — | — |
| | Investment Corporation Bonds to be repaid within a year | 5,000 | 5,000 | — |
| | Sub Total | 26,150 | 24,150 | ▲2,000 |
| | Long-term Borrowings | 119,000 | 121,000 | +2,000 |
| | Investment Corporation Bonds | 39,500 | 39,500 | — |
| | Sub Total | 158,500 | 160,500 | +2,000 |
| Total | | 184,650 | 184,650 | — |

5. Other Matters Required for Investors to Accurately Understand and Evaluate the Information

No changes have been made to the content of “Investment Risks” of the Semiannual Securities Report (in Japanese) filed on July 29, 2011, regarding the risks involved in the repayment of the borrowing, etc.

*<Nomura Real Estate Office Fund, Inc> URL: <http://www.nre-of.co.jp/english/>