



For Translation Purposes Only

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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 December 26, 2011.

2. Details of Debt Financing

Short-Term Borrowing (Term for 1 year)

- | | |
|--------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. Lenders | : The Chugoku Bank, Ltd. |
| 2. Amount | : ¥1 billion |
| 3. Interest Rate | : Basic interest rate (JBA 3 months JPY TIBOR) +0.30% |
| 4. Drawdown Date | : December 26, 2011 |
| 5. Loan Type | : Term Loan (1 year with floating-rate, contracted on December 21, 2011) |
| 6. Repayment Date | : December 26, 2012 (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 | : March 26, 2012, the first interest payment date, and every March 26, June 26, September 26, and December 26 thereafter until December 26, 2012 (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

Use of Proceeds:

To be used for repayment of the existing borrowing based on the term loan agreement totaling ¥1 billion which will mature on December 26, 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 (Note)	39,000	39,000	—
	Investment Corporation Bonds to be repaid within a year (Note)	5,000	5,000	—
	Sub Total	51,900	51,900	—
	Long-term Borrowings	93,250	93,250	—
	Investment Corporation Bonds	39,500	39,500	—
	Sub Total	132,750	132,750	—
Total		184,650	184,650	—

(Note) Nature of term is as of the end of the 16th fiscal period (October 31, 2011).

5. Others

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/>