



For Translation Purposes Only

August 22, 2014

**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”) announced today that the Fund will procure debt financing as stated below.

**1. Purpose**

Nomura Office Fund has decided to procure the debt financing to repay the existing borrowing.

**2. Details of Debt Financing**

**(1) Long-Term Borrowing (Term for 5 years)**

- |                          |   |   |
|--------------------------|---|---|
| 1. Lenders               | : | The Iyo Bank, The Hachijuni Bank, Ltd., The Hyakujushi Bank, Ltd., The 77 Bank, Ltd., Resona Bank, Ltd.   |
| 2. Amount                | : | ¥4.7 billion  |
| 3. Interest Rate         | : | Basic interest rate (JBA 3 months JPY TIBOR*) +0.50%  |
| 4. Drawdown Date         | : | August 26, 2014   |
| 5. Loan Type             | : | Term Loan (5 years with floating-rate, contracted on August 22, 2014)   |
| 6. Repayment Date        | : | August 26, 2019 (or the following business day if the date is a non-business day, or the prior business day if the following business date is in the next month)  |
| 7. Terms of Repayment    | : | Lump-sum repayment on the Repayment Date  |
| 8. Interest Payment Date | : | November 26, 2014, the first interest payment date, and 26th of every February, May, August, and November thereafter until May 26, 2019, and the Repayment Date. (or the following business day if the date is a non-business day, or the prior business day if the following business date is in the next month) |
| 9. Collateral            | : | Unsecured, unguaranteed   |

## (2) Long-Term Borrowing (Term for 7 years and 6 months)

1. Lenders : The Mizuho Bank, Ltd., Sumitomo Mitsui Trust Bank, Ltd.
2. Amount : ¥4.0 billion
3. Interest Rate : Basic interest rate (JBA 3 months JPY TIBOR\*) +0.67%
4. Drawdown Date : August 26, 2014
5. Loan Type : Term Loan  
(7 years and 6 months with floating-rate, contracted on August 22, 2014)
6. Repayment Date : February 26, 2022 (or the following business day if the date is a non-business day, or the prior business day if the following business date is in the next month)
7. Terms of Repayment : Lump-sum repayment on the Repayment Date
8. Interest Payment Date : November 26, 2014, the first interest payment date, and 26th of every February, May, August, and November thereafter until November 26, 2021, and the Repayment Date. (or the following business day if the date is a non-business day, or the prior business day if the following business date is in the next month)
9. Collateral : Unsecured, unguaranteed

\*Basic Interest Rate, which applies to the calculation period of the interest rate to be paid on the Interest Payment Date, will be determined two business days before the previous Interest payment Date (the first interest rate calculation period being the Date of Loan). Refer to JBA TIBOR Administration website regarding the JBA Japanese Yen TIBOR. (<http://www.jbatibor.or.jp/english/rate/>)

## 3. Use of Funds

Loan proceeds will be used in order to repay current outstanding loans of ¥8.7 billion which scheduled on August 26, 2014 according to the loan agreement.

## 4. Status of Interest-bearing Debts after Drawdown

		(¥mln)		
		Before the drawdown	After the drawdown	Increased/Decreased Amount
	Short-term Borrowings	—	—	—
	Long-term Borrowings due within one year (Note)	21,300	12,600	▲ 8,700
	Investment Corporation Bonds due within one year (Note)	11,000	11,000	—
	Sub Total	32,300	23,600	▲ 8,700
	Long-term Borrowings	131,280	139,980	+ 8,700
	Investment Corporation Bonds	28,500	28,500	—
	Sub Total	159,780	168,480	+ 8,700
Total		192,080	192,080	—

(Note) Nature of term is as of the end of the 21st fiscal period (April 30, 2014).

## 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 Securities Report (in Japanese) filed on July 30, 2014, regarding the risks involved in the repayment of the borrowings, etc.

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