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February 22, 2021

REIT Issuer: Daiwa Office Investment Corporation (Stock Code No.: 8976)  
Representative: Seiya Miyamoto, Executive Director

Asset Manager: Daiwa Real Estate Asset Management Co. Ltd.  
Representative: Toshio Fukushima, President and Representative Director  
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## **Notice Concerning Borrowing of Funds**

We hereby give notice that Daiwa Office Investment Corporation (the “Investment Corporation”) decided today to borrow a total of JPY 2,000 million (the “Borrowing”).

### **1. Details of the Borrowing**

Lender	Loan Amount (JPY million)	Interest Rate	Scheduled Borrowing Date	Borrowing / Repayment Method	Repayment Date
Sumitomo Mitsui Trust Bank, Limited	1,000	3 month JPY TIBOR + 0.35% (Note)	2021/2/26	Unsecured repayment in lump sum	2029/2/28
Momiji Bank, Ltd.	1,000	3 month JPY TIBOR + 0.45% (Note)			2031/2/28

(Note) Interest payments shall be made at the end of February, May, August and November (If any such date is not a business day, the immediately following business day; and if such date falls within the next month, the preceding last business day). Interest rate is calculated based on 3 month JPY TIBOR which Japanese Bankers Association (“JBA”) announces two business days prior to the first day of the loan period.

Please refer to the website of JBA TIBOR Administration (<http://www.jbatibor.or.jp/english/rate/>) for JPY TIBOR.

### **2. Reason for the Borrowing**

The Borrowing will be provided for the repayment of JPY 2,000 million borrowed in total due on February 26, 2021.

### **3. Date of Signing Contract**

February 22, 2021

### **4. Status of Interest-Bearing Liabilities after the Borrowing**

Please refer to “Reference” for the status of interest-bearing liabilities after the Borrowing.

## 5. Other Matters Required for Investors to Appropriately Understand and Evaluate the Above Information

There is no change to the content of the investment risks described “1. Fund Information, 1-1 Status of Fund, 1-1-3 Investment Risk” of the Financial Report filed as of February 17, 2021 with respect to the risks involved in repayment of the Borrowing.

- End -

### [Reference]

#### (1) Outstanding Balance of Interest-Bearing Liabilities after the Borrowing

February 26, 2021

(Unit: JPY million)

	Before the Borrowing	After the Borrowing	Increase/ Decrease
Short-term loans (loan period: 1 year or less)	26,700	24,700	-2,000
Long-term loans (loan period: over 1 year) (Note)	167,650	169,650	+2,000
Total loans	194,350	194,350	0
Investment corporation bonds	9,000	9,000	0
Total interest-bearing liabilities	203,350	203,350	0

(Note) The long-term loans to be repaid within 1 year are included in the short-term loans.

#### (2) Ratio of Floating-Rate and Fixed-Rate Interest-Bearing Liabilities after the Borrowing

February 26, 2021

(Unit: JPY million)

	Total Amount of Interest-Bearing Liabilities	Ratio
Floating-rate interest-bearing liabilities	36,500	17.95%
Fixed-rate interest-bearing liabilities*	166,850	82.05%

\* Fixed-rate interest-bearing liabilities include liabilities changed from floating-rate to fixed-rate through swap transactions.

\* Website URL of the Investment Corporation: <http://www.daiwa-office.co.jp/en/>