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Provisional translation only



Fukuoka REIT Corporation  
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Zenji Koike  
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(Securities Code: 8968)

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### Notice Concerning Borrowing of Funds

Fukuoka REIT Corporation (FRC) announces that it will conduct the borrowing of funds, as described below.

#### 1. Borrowing of funds

##### 1) Reason for borrowing

To fund part of the acquisition of real estate trust beneficiary interest “Axion Befu-Ekimae Premium” (Note1).

(Note1) For the overview of the real estate trust beneficiary interest (Axion Befu-Ekimae Premium), please refer to “Fukuoka REIT Corporation Concludes Agreement to Purchase a New Property” announced dated March 30, 2023.

##### 2) Outline of borrowing

###### Borrowing 1 (short-term debt)

- |                      |   |
|----------------------|---|
| 1. Lender:           | The Nishi-Nippon City Bank, Ltd., Resona Bank, Limited, The Oita Bank, Ltd., The Bank of Nagasaki, Ltd., The Bank of Saga, Ltd. |
| 2. Amount:           | 0.8 billion yen   |
| 3. Interest rate:    | Base interest rate (JBA 1-month Japanese Yen TIBOR) + 0.35% (Note 2)  |
| 4. Borrowing date:   | April 28, 2023  |
| 5. Borrowing method: | Submitted loan application form based on commitment line contract as of February 28, 2023.                                      |
| 6. Repayment date:   | May 31, 2023  |
| 7. Repayment method: | Lump-sum upon maturity  |
| 8. Description:      | No collateral, No guarantee   |

###### Borrowing 2 (short-term debt)

- |                      |  |
|----------------------|--|
| 1. Lender:           | The Bank of Fukuoka Ltd., Resona Bank, Limited   |
| 2. Amount:           | 0.7 billion yen  |
| 3. Interest rate:    | Base interest rate (JBA 1-month Japanese Yen TIBOR) + 0.35% (Note2)                                    |
| 4. Borrowing date:   | April 28, 2023   |
| 5. Borrowing method: | Submitted loan application form based on commitment line contract change agreement as of July 29, 2022 |
| 6. Repayment date:   | May 31, 2023   |
| 7. Repayment method: | Lump-sum upon maturity   |

8. Description: No collateral, No guarantee

(Note 2) The applied base interest rate is the JBA 1-month Japanese Yen TIBOR two business days before the borrowing date. Moreover, JBA Japanese Yen TIBOR can be checked on the website of JBA TIBOR Administration.

<http://www.jbatibor.or.jp/english/rate/>

## 2. Status of Debt after Borrowing

	(mm yen)		
	Before borrowing	After borrowing	Change
Short-term debt (Note 3)	0	1,500	1,500
Long-term debt	80,350	80,350	0
Of which, long-term debt payable due within one year	[10,400]	[10,400]	[0]
Total	80,350	81,850	1,500
Investment corporation bonds	5,000	5,000	0
Total Interest-bearing debt	85,350	86,850	1,500

(Note 3) The borrowings are used from committed credit line [13,000 mm yen]

## 3. Others

Concerning risks related to repayments of this borrowing, etc., there are no material changes from the “Investment risks” disclosed in the latest Securities Report for the 36th Fiscal Period (submitted on November 28, 2022).

\*FRC’s website is [Fukuoka REIT Corporation \(fukuoka-reit.jp\)](http://www.fukuoka-reit.jp)