



September 27, 2011

For Translation Purpose Only

For Immediate Release

Japan Prime Realty Investment Corporation
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(Securities Code: 8955)

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Notice Concerning Establishment of Commitment Line of Credit

Japan Prime Realty Investment Corporation (JPR) today announced it contracted to establish a commitment line of credit to ¥4 billion as outlined below.

Details

1. Reason for Establishment of the Commitment Line of Credit

Through the establishment of a commitment line of credit, JPR is primarily seeking to address refinance risks in connection with its existing debt, etc. and thereby reinforce the stability of its financial position.

2. Details

- | | |
|-------------------|----------------------------------|
| 1) Limit | ¥4 billion |
| 2) Contract Date | September 27, 2011 |
| 3) Effective Date | October 1, 2011 |
| 4) Maturity Date | November 30, 2011 |
| 5) Lenders | Mizuho Trust & Banking Co., Ltd. |
| 6) Collateral | No collateral. No guarantee. |

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

There will be no changes made to the content of the investment risk indicated in the Securities Report filed on March 28, 2011 with respect to the risks involved in repayment

etc. due to the establishment of the commitment line of credit.

<Reference> Outline of Commitment Line of Credit Already Established (For details, please refer to the press release “Notice Concerning Renewal of Commitment Line Contract” dated October 29, 2010 and “Notice Concerning Establishment of Commitment Line of Credit” dated June 29, 2011).

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|------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1) Limit | Total of ¥24 billion (each ¥4 billion) |
| 2) Maturity Date | November 30, 2011 |
| 3) Lenders | Mizuho Corporate Bank, Ltd.
The Bank of Tokyo-Mitsubishi UFJ, Ltd.
Mitsubishi UFJ Trust and Banking Corporation
Resona Bank, Ltd.
Sumitomo Mitsui Banking Corporation
Aozora Bank, Ltd. |
| 4) Collateral | No collateral. No guarantee. |