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For Translation Purpose Only

For Immediate Release

Japan Prime Realty Investment Corporation
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Notice Concerning Borrowings

Japan Prime Realty Investment Corporation (JPR) today announced its decision to undertake borrowings as described below.

Details

1. Details of Borrowings

Lender	Amount	Interest Rate	Drawdown Date	Type of Borrowing and Repayment Method	Repayment Date
Mizuho Bank, Ltd.	¥3,000 million	0.9700% fixed rate	November 27, 2013	Unsecured, non-guaranteed, principal repayment in full on maturity	November 27, 2020
The Bank of Tokyo-Mitsubishi UFJ, Ltd.	¥3,000 million	0.9700% fixed rate	November 27, 2013	Unsecured, non-guaranteed, principal repayment in full on maturity	November 27, 2020
ORIX Bank Corporation	¥2,000 million	0.7615% fixed rate	November 27, 2013	Unsecured, non-guaranteed, principal repayment in full on maturity	May 27, 2019

2. Use of Funds

JPR will undertake these borrowings to refinance long-term borrowings of ¥8,000 million which will become due for repayment on November 27, 2013.

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 September 26, 2013 with respect to the risks involved in repayment, etc. of the current borrowings.



Japan Prime Realty Investment Corporation

JPR