

Translation of Japanese Original

October 27, 2017

To All Concerned Parties

REIT Issuer:
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Naokatsu Uchida, Executive Director
(Securities Code: 8972)

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Notice Concerning Debt Financing (Series 145)

Kenedix Office Investment Corporation (“the Investment Corporation”) today announced its decision to undertake debt financing (total of 2,500 million yen).

Please see below for the details.

1. Outline of Debt Financing

Series	Lender	Amount	Interest Rate (Note)	Contract Date	Drawdown Date	Principal Repayment Date (Note)	Collateral · Repayment Method
145	The Bank of Tokyo-MitsubishiUFJ, Ltd.	2,500 million yen	0.81000% (Fixed interest rate)	October 27, 2017	October 31, 2017	October 31, 2027	Unsecured, unguaranteed · Repayment of principal in full on maturity date

Note: The first interest payment is due at the end of November 2017, and on the last day of every month thereafter with the principal repayment day. If each interest payment day or the principal repayment day is a non-business day, then the interest payment or the principal repayment will be due on the next business day and if that next business day is in the next month, then previous business day will be applied.

2. Purpose of Debt Financing

Series 145 is to apply the fund towards the repayment of Series 76-B (total of 2,500 million yen) with the principal repayment date of October 31, 2017.

3. Status of Borrowings and Corporate Bonds after the Debt Financing (as of October 31, 2017)

(Millions of yen)

Classification	Balance before the Debt Financing	Balance after the Debt Financing	Difference
Short-Term Borrowings (Note 1)	6,000	6,000	0
Long-Term Borrowings (Note 2)	165,800	165,800	0
Total Borrowings	171,800	171,800	0
Corporate Bonds	7,800	7,800	0
Total Borrowings and Corporate Bonds	179,600	179,600	0

Note 1: Short-term borrowings refer to debt financing with a period less than or equal to one year from the drawdown date to the principal repayment date. However, the borrowings for which the period until the principal repayment date have surpassed one year because the principal repayment date one year from the drawdown date is not a business day, and for which the principal repayment date has been moved to a different business day, are included in short-term borrowings.

Note 2: Long-term borrowings refer to debt financing with a period more than one year from the drawdown date to the principal repayment date.

4. Other

For risks concerning the repayment of the aforementioned borrowings, there are no significant changes to the “Investment Risks” as described in the Securities Report (submitted on July 28, 2017).

The Investment Corporation’s website: <http://www.kdo-reit.com/en/>

This notice is the English translation of the Japanese announcement on our website released on October 27, 2017. However, no assurance or warranties are given for the completeness or accuracy of this English translation.