

To All Concerned Parties

Issuer of Real Estate Investment Trust Securities:
Nippon Accommodations Fund Inc.
Takashi Ikeda, Executive Director
(TSE Code: 3226)
Investment Trust Management Company:
Mitsui Fudosan Accommodations Fund
Management Co., Ltd.
Tateyuki Ikura, President and CEO
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Notification of Borrowing Funds

This is a notification that Nippon Accommodations Fund Inc. ("NAF") decided to borrow funds as shown below.

1. Details of Loans

Lender	Loan Amount	Interest Rate	Loan Type & Repayment Method	Date of Loan	Date of Maturity
NIPPON LIFE INSURANCE COMPANY	2.0 billion yen	0.25%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 30, 2026
The Ashikaga Bank, Ltd.	1.0 billion yen	0.36%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 28, 2028
The Chugoku Bank,Limited	1.0 billion yen	0.36%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 28, 2028
Daishi Hokuetsu Bank, Ltd.	1.0 billion yen	0.36%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 30, 2028
TAIJU LIFE INSURANCE COMPANY LIMITED	1.0 billion yen	0.53%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 27, 2031
Shinsei Bank, Limited	1.0 billion yen	0.53%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 30, 2031
The Hachijuni Bank, Ltd.	1.0 billion yen	0.53%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 30, 2031
The Yamaguchi Bank,Ltd.	1.0 billion yen	0.71%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 28, 2033
SUMITOMO LIFE INSURANCE COMPANY	1.0 billion yen	0.71%	Unsecured & unguaranteed, Bullet repayment	June 28,2021	June 30, 2033

2. Use of Funds

To apply the funds toward the purchase and related incidental expenses of “Park Axis Kikukawa Station Gate, Park Axis Kiba Canal West and Park Axis Kiba Canal East” for which the planned date of handover is June 29, 2021 as announced In the “Notification Concerning Acquisition of Domestic Real Estate Property(Park Axis Kikukawa Station Gate and Two Other Properties)” dated June 22, 2021.

3. Status of Interest-bearing Debt After this Event

(Unit: billion yen)

	Before this Event	After this Event	Change
Short-term debt	3.0	3.0	—
Long-term debt	152.5	162.5	10.0
Total debt	155.5	165.5	10.0
Investment corporation bonds	4.0	4.0	—
Total interest-bearing debt	159.5	169.5	10.0
Interest-bearing debt ratio	52.3%	53.8%	1.5%
Long term interest-bearing debt ratio	98.1%	98.2%	0.1%

(*1) The following formula was used to calculate the interest-bearing debt ratio.

$$(\text{interest bearing debt ratio}) = (\text{interest bearing debt}) \div (\text{interest bearing debt} + \text{unitholders' capital}) \times 100$$

The unitholders' capital as of today (145,449,910 thousand yen) was used.

(*2) (long term interest bearing debt ratio) = (long term debt + investment corporation bonds) ÷ (interest bearing debt) X 100

(*3) All calculations of ratios were rounded to one decimal place.

4. Others

Regarding the loan repayment risk, there is no important change to the “Investment risks” description in the latest securities report submitted on May 31, 2021.

NAF website: <https://www.naf-r.jp/english/>

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