



Japan Logistics Fund, Inc.

日本ロジスティクスファンド投資法人

September 25, 2026

For Immediate Release

Real Estate Investment Trust

Japan Logistics Fund, Inc. (Security Code: 8967)

Representative: Seiichi Suzuki, Executive Director

Asset Management Company

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Notice Concerning Borrowing of Funds (Green Loans and Other Loans)

Japan Logistics Fund, Inc. (hereafter referred to as “JLF”) announces that it has decided to borrow funds as detailed below.

Of the Loans, the loans from Resona Bank, Limited and Mizuho Bank, Ltd. will be executed based on the Green Finance Framework established by JLF (hereafter referred to as “Green Loan”).

Through dialogue with lenders and institutional investors who are interested in ESG, JLF will further promote ESG initiatives by grasping the expected level of ESG initiatives and reflecting the content in its asset management.

1. Use of Proceeds

To partially allocate funds for the acquisition of domestic real estate trust beneficiary rights (Hyogo Tojo Logistics Center), as described in the “Notice Concerning Acquisition of Real Estate Trust Beneficiary Rights (Narita Logistics Center and Hyogo Tojo Logistics Center)” announced August 6, 2026 (hereinafter referred to as “The August 6, 2026 Release”), and to repay existing loans reaching their repayment date (please refer to “3. The Bank Loans to be Repaid” below).

(Note) In the August 6, 2026 Release, the acquisition of Hyogo Tojo Logistics Center was initially planned to be funded by funds on hand. However, JLF has decided to change the source of funds to a combination of borrowings and funds on hand.

2. Details of the Loans

Lender	Amount	Interest rate	Term	Borrowing date	Repayment date (Note 4)	Assets to be appropriated (Note 5)
Resona Bank, Limited (Green Loan)	1,000 million yen	Base interest rate (Note 1) +0.290%	5.0 years	October 1, 2026	September 30, 2031	Narita Logistics Center
Shinkin Central Bank	1,000 million yen	JBA 3- month JPY TIBOR (Note 2) +0.230%	7.0 years		September 30, 2033	-
The Yamaguchi Bank, Ltd.	1,000 million yen	Fixed (Note 3)	7.0 years			-

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Lender	Amount	Interest rate	Term	Borrowing date	Repayment date (Note 4)	Assets to be appropriated (Note 5)
Mizuho Bank, Ltd. (Green Loan)	1,000 million yen	JBA 3- month JPY TIBOR (Note 2) +0.260%	10.0 years	October 1, 2026	September 30, 2036	Hyogo Tojo Logistics Center

(Note 1) The loan provided by Resona Bank, Limited, as lender, is considered by the lender to meet the criteria for eligible investments and loans disclosed by the lender under its “Disclosure of the Criteria for Eligible Investments and Loans and Specific Procedures for Determining Eligibility in Connection with the Bank of Japan’s Funds-Supplying Operations to Support Financing for Climate Change Responses” (hereinafter referred to as the “Applicable Criteria”). Consequently, the loan is scheduled to receive funding from the Bank of Japan through the Funds-Supplying Operations to Support Financing for Climate Change Responses. Therefore, the interest rate for the loan is based on the lending rate specified in the Principal Terms and Conditions of the Funds-Supplying Operations to Support Financing for Climate Change Responses, etc. as the base interest rate. In the event that, during the loan term, the loan becomes non-compliant with some or all of the Applicable Criteria, or if the Bank of Japan discontinues the Funds-Supplying Operation and ceases publication of the relevant interest rate, the interest rate applicable thereafter shall be based on the 6-month JPY TIBOR published by the Japanese Bankers Association TIBOR Administration, as of the date two business days prior to the interest payment date for the immediately preceding interest calculation period. “Funds-Supplying Operations to Support Financing for Climate Change Responses (Climate Response Financing Operation)” refers to the funding operation conducted by the Bank of Japan to support measures addressing climate change. The same shall apply hereinafter.

(Note 2) Please refer to Japanese Bankers Association TIBOR administration’s website (<http://www.jbatibor.or.jp/english/rate/>) for more information regarding JPY TIBOR of Japanese Bankers Association.

(Note 3) The applicable interest rate will be announced once decided. (Date of determination of interest rate: The day two business days prior to the borrowing date)

(Note 4) If the repayment date is not a business day, it will be the next business day. If such date falls in the next month, it will be the business day immediately before the repayment date.

(Note 5) Please refer to the (Press Release for Reference) at the end of this release for details of the targets for the appropriation of funds. For details on green finance (including green loans), please refer to the "Green Finance" page of JLF website (https://8967.jp/en/esg/green_finance.html).

(Note 6) Unsecured, unguaranteed, lump-sum payment on the repayment day

3. The Bank Loans to Be Repaid

Lender	Amount	Interest rate	Term	Borrowing date	Repayment date
Sumitomo Mitsui Trust Bank, Limited	600 million yen	JBA 1-month JPY TIBOR +0.260%	0.1 years	August 12, 2026	October 1, 2026
MUFG Bank, Ltd.	200 million yen				
Sumitomo Mitsui Banking Corporation	200 million yen	JBA 1-month JPY TIBOR +0.250%			

(Note) For further details of the bank loans, please refer to (Press Release for Reference).

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4. Interest-Bearing Debt After the Borrowings

(Millions of yen)

		Before the borrowings	After the borrowings	Increase/ decrease
	Short-term loans	1,000	0	-1,000
	Long-term loans	113,000	117,000	+4,000
	(Current portion of the above long-term loans)	18,000	20,000	+2,000
	Total loans	114,000	117,000	+3,000
	Investment corporation bonds	10,700	10,700	±0
	(Current portion of the above bonds)	2,000	2,000	±0
	Total interest-bearing debt	124,700	127,700	+3,000
	(Green Loans)	19,500	21,500	+2,000
	(Green Bonds)	2,000	2,000	±0

5. Other

Regarding risks related to the borrowings, there are no material changes from the description of “Investment Risks” on the Annual Securities Report (Japanese) submitted on April 28, 2026.

(End)

(Press Release for Reference)

- Notice Concerning Acquisition of Real Estate Trust Beneficiary Rights
(Narita Logistics Center and Hyogo Tojo Logistics Center) on August 6, 2026
- Notice Concerning Borrowing of Funds on August 6, 2026

*JLF's website: <https://8967.jp/en/>

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