

Press Release

26 February 2018

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Securities Code: 8958
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GOR Announces Interest Rate of Debt Financing

26 February 2018 - Global One Real Estate Investment Corp. ("GOR") announces today that the interest rate for the long-term loan of 3,500 million yen to be obtained on 28 February 2018, was determined as follows.

Details of Interest Rate

Long-term loan (Loan term of 7.1 years) scheduled for 28 February 2018*

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|--------------------------------|--|
| (1) Loan term: | 28 February 2018 – 31 March 2025 (7.1 years) |
| (2) Loan amount: | 3,500 million yen |
| (3) Lenders: | Development Bank of Japan Inc. |
| (4) Annual interest rate: | 0.79131% |
| (5) Term of the interest rate: | 28 February 2018 – 31 March 2025 |

*The loan was announced in the press release titled "GOR Obtains Debt Financing" dated 22 February 2018.

About GOR:

Global One Real Estate Investment Corporation ("GOR") is a Japanese Real Estate Investment Trust (J-REIT) listed on the Tokyo Stock Exchange (TSE: 8958) with the ultimate goal of pursuing maximum returns for unitholders. GOR cautiously selects prime properties at prime locations with an eye on "strong and sustainable competitiveness in the marketplace." The three key watchwords in selecting properties are: (1)



CLOSER - easily accessible from nearby train stations; (2) *NEWER* - newly or recently built; and (3) *LARGER* - large office buildings with extensive office space.

For more information about GOR, please visit: <http://www.go-reit.co.jp/eng/>

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