

December 26, 2024

For Immediate Release

Real Estate Investment Trust:

MIRAI Corporation

Michio Suganuma, Executive Director

(Securities Code: 3476)

Asset Management Company:

Mitsui Bussan & IDERA Partners Co., Ltd.

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Notice Concerning Borrowing of Funds (Determination of Interest Rate)

MIRAI Corporation (hereinafter “MIRAI”) announces today that interest rate of the loan, which is stated in the “Notice Concerning Borrowing of Funds” announced on December 16, 2024 has been determined. Details are as follows.

1. Details of Borrowing Funds (Interest Rate)

Lender	Borrowing amount	Interest rate	Term of maturity	Borrowing date	Maturity date
MUFG Bank, Ltd.	1.0 billion yen	1.12625%	3 years	December 30, 2024	December 30, 2027

2. Other Matters Necessary for Investors to Understand and Judge the Information Appropriately

The risks associated with the repayment of the Borrowing, etc. remain unchanged from the description in “3. Investment Risks” under “Section 1: Status of the Funds” of “Chapter 1: Information on the Funds” in the securities report submitted on July 26, 2024.

(End)

\* URL: <https://3476.jp/en/>

**This press release is the English translation of the announcement in Japanese on MIRAI’s website. However, no assurance or warranties are given for the completeness or accuracy of this English translation.**

(Reference press release, etc.)

Dated 12/16/2024 “Notice Concerning Borrowing of Funds”