

December 18, 2019

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 Pricing of the Issuance of New Investment Units
and Secondary Offering of Investment Units

MIRAI Corporation (hereinafter “MIRAI”) announces that it has decided on the issue price and the selling price, etc., at its Board of Directors’ meeting held today in association with the issuing of new investment units and the secondary offering of investment units as resolved at its Board of Directors’ meeting held on December 10, 2019. Details are as follows.

1. Issue of new investment units (public offering)

- (1) Paid-in amount : ¥55,106 per unit
- (2) Total paid-in amount : ¥4,215,609,000
- (3) Issue price : ¥57,037 per unit
(offer price)
- (4) Total amount of issue value : ¥4,363,330,500
(offer price)
- (5) Subscription period : From December 19, 2019 (Thursday) to December 20, 2019
(Friday)
- (6) Payment date : December 24, 2019 (Tuesday)
- (7) Settlement date : December 25, 2019 (Wednesday)

(Note) The underwriters will purchase and underwrite investment units at the amount of net proceeds and offer them to the public at the issue price.

2. Secondary offering of Investment Units by over-allotment

- (1) Number of investment units : 4,100 units
to be offered
- (2) Selling price : ¥57,037 per unit
- (3) Total selling price : ¥233,851,700
- (4) Subscription period : From December 19, 2019 (Thursday) to December 20, 2019
(Friday)
- (5) Settlement date : December 25, 2019 (Wednesday)

Note: This press release is a document that will be released publicly relating to the issue of new investment units of MIRAI and the sale of investment units and is not prepared for the purpose of solicitation for investment. Before initiating investments, MIRAI asks investors to ensure that they refer to the prospectus for the issuance of new investment units and the secondary offering of investment units and amendments thereto prepared by MIRAI, and that they undertake investment at their own discretion and responsibility.

3. Issue of new Investment Units through a third-party allotment
 - (1) Paid-in amount : ¥55,106 per unit
 - (2) Total paid-in amount : ¥225,934,600
(Upper limit)
 - (3) Subscription period : January 20, 2020 (Monday)
(Subscription date)
 - (4) Payment date : January 21, 2020 (Tuesday)

(Note) The issue of Investment Units for which no subscription is submitted by the subscription period stated in (3) above will be cancelled.

(Reference)

1. Calculation of Issue price and Selling price			
(1)	Calculation reference date and the investment unit price on the date	December 18, 2019 (Wednesday)	¥58,500
(2)	Discount rate	2.50%	

2. Syndicated cover transaction
From December 21, 2019 (Saturday) to January 15, 2020 (Wednesday)

3. Specific use of the funds to be procured
Net proceeds to be procured from the public offering (¥4,215,609,000) will be used to fund part of the acquisition of specified assets to be acquired listed in the press release in “Notice Concerning Acquisition of Real Estate Trust Beneficiaries in Japan (“My Square Building”, “THINGS Aoyama” and “Tokyo Eiseigakuen Senmongakko”)” dated December 10, 2019. In case there are any cash remaining, such the cash will be retained along with net proceeds from the Third-Party Allotment Option (¥225,934,600) resolved on the same day of the resolution for the public offering as cash reserve to fund part of acquisition of specified assets or repayment of loans in the future.

(Note 1) “specified asset” is subject to Article 2, paragraph (1) of the Act on Investment Trusts and Investment Corporations of Japan

(Note 2) The proceeds will be deposited with financial institutions until the funds are to be expensed.

(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.

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