

For Immediate Release

Real Estate Investment Trust Securities Issuer  
1-6-5 Marunouchi, Chiyoda-ku, Tokyo  
Mitsubishi Estate Logistics REIT Investment Corporation  
Representative: Ken Takanashi, Executive Director  
(Securities Code: 3481)

Asset Management Company  
Mitsubishi Jisho Investment Advisors, Inc.  
Representative: Tetsuya Masuda, President & CEO  
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### Notice Concerning Prepayment of Bank Loan

Mitsubishi Estate Logistics REIT Investment Corporation (MEL) announces that its asset management company, Mitsubishi Jisho Investment Advisors, Inc., made its decision to prepay a bank loan (the “Prepayment”), as outlined below:

#### 1. Details of the Prepayment

- (1) Prepayment Amount  
1,800 million yen
- (2) Prepayment Date  
June 26, 2023
- (3) Source of Funds for Prepayment  
Cash on hand including consumption tax refund for the properties acquired in the fiscal period ended February 28, 2023 (from September 1, 2022 to February 28, 2023)

#### 2. Details of the Bank Loan to be Prepaid

Category (Note 2)	Lender	Borrowing Amount (Millions of yen)	Interest Rate	Borrowing Date	Original Repayment Date	Repayment Method	Collateral
Short-term	Mizuho Bank, Ltd.	1,800	Base interest rate + 0.0700% (floating rate)	October 25, 2022	October 25, 2023	Paid in full upon maturity	Unsecured and nonguaranteed

Note 1 : Please refer to the press release “Notice Concerning Debt Financing” dated October 21, 2022 for details of the bank loan.

Note 2 : “Short-term” or “Short-term borrowings” refers to borrowings due within one year from the borrowing date. The same shall apply hereinafter.

#### 3. Impact on Forecasts

There are no changes to MEL’s forecasts of results for the fiscal periods ending August 31, 2023 (14th Fiscal Period) and February 29, 2024 (15th Fiscal Period) stated in “Summary of Financial Results for the Fiscal Period Ended February 28, 2023 (REIT)”, announced on April 17, 2023, since the impact of the Prepayment is included in the forecast.

#### 4. Additional Information for Investors

For the risks associated with the Prepayment, there have been no changes to “I. Fund Information, 1. Fund Status, 3. Investment Risks” stated in the Securities Report, filed on May 30, 2023 (Japanese only).

#### <Reference> Outstanding Debt Balance after the Prepayment

(Unit: Millions of yen)

	Before the Prepayment	After the Prepayment	Change
Short-term Borrowings	2,930	1,130	(1,800)
Long-term Borrowings (Note)	100,444	100,444	-
Total Borrowings	103,374	101,574	(1,800)
Investment Corporation Bonds	2,000	2,000	-
Total Borrowings and Investment Corporation Bonds	105,374	103,574	(1,800)

Note: “Long-term Borrowings” refers to borrowings due within a period longer than one year from the borrowing date.

For more information about Mitsubishi Estate Logistics REIT Investment Corporation, please visit:

<https://mel-reit.co.jp/en/>