

June 12, 2023

To All Concerned Parties

Real Estate Investment Trust Securities Issuer
1-1-21 Toranomom, Minato-ku, Tokyo
marimo Regional Revitalization REIT, Inc.
Representative: Takashi Kitagata, Executive Director
(Securities Code: 3470)

Asset Manager
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Notice Concerning Prepayment of Loan

marimo Regional Revitalization REIT, Inc. ("marimo REIT") announces the following prepayment of a loan (the "Prepayment") decided today.

1. Details of the Prepayment

Short-term loan ^(Note 1) (Tranche 10-C)

①	Lender	Sumitomo Mitsui Banking Corporation
②	Balance before the Prepayment	260 million yen
③	Amount of the Prepayment	260 million yen
④	Balance after the Prepayment	0 million yen
⑤	Planned date of the Prepayment	June 19, 2023
⑥	Drawdown date	January 19, 2023
⑦	Repayment date	January 19, 2024

(Note 1) Short-term loans refer to loans for a period from the drawdown date to the repayment date of one year or less, and long-term loans refer to loans for a period from the drawdown date to the repayment date of more than one year. The same shall apply hereinafter.

(Note 2) For details of the loan, please refer to "Notice Concerning Borrowing of Funds" dated January 4, 2023 and Notice Concerning Borrowing of Funds (Determination of Conditions, Etc.)" dated January 13, 2023

2. Funds for the Prepayment

Cash reserve will be allocated for the Prepayment.

3. Status of Loans, etc. before and after the Prepayment

(Unit: million yen)

	Before the Prepayment	After the Prepayment	Increase (decrease)
Short-term loans	260	0	(260)
Long-term loans	26,827	26,827	0
Total loans	27,087	26,827	(260)
Investment corporation bonds	—	—	—
Total loans and investment corporation bonds	27,087	26,827	(260)
Other interest-bearing liabilities	—	—	—
Total interest-bearing liabilities	27,087	26,827	(260)

(Note) Amounts are rounded down to the nearest specified unit.

4. Future Outlook

The impact of the Prepayment on management forecast status of marimo REIT is minimal, and thus there is no change to the operating forecasts announced in "(REIT) Financial Report for the Fiscal Period Ended December 2022" dated February 17, 2023.

5. Other

There are no material changes to the risks associated with this prepayment from those described in "Part I. Fund Information, Section 1: Fund Status, 3 Investment Risks" in the Annual Securities Report submitted on March 24, 2023.

*Website of marimo REIT: <https://www.marimo-reit.co.jp/en/>