

June 29, 2012

Real Estate Investment Trust Unit Issuer:  
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Masahiro Horie  
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(Securities Code: 8957)

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## Notice Concerning Amendment to Commitment Line Agreement

TOKYU REIT, Inc. (“TOKYU REIT”) has today amended the term of its commitment line agreement. Brief details are as follows.

### 1. Overview of Amendment

Commitment Period (Prior to amendment)	From July 2, 2011 to July 1, 2012
Commitment Period (After amendment)	From July 2, 2012 to July 1, 2013

The amendment is made following expiry of the commitment line agreement (original agreement) executed on July 2, 2009.

### 2. Details of Commitment Line

(1) Rationale	TOKYU REIT has executed a commitment line agreement with the aim of securing its financial credibility through the enhancement of liquidity on hand.
(2) Lender	Development Bank of Japan Inc.
(3) Limit for the Commitment Line	¥ 10 billion (Note)
(4) Securities/Guarantee	Unsecured/ Unguaranteed
(5) Application of Funds	Repayment of existing borrowings including investment corporation bonds

(Note)

The amount of borrowings based on this commitment line agreement (hereafter, “Commitment Line Borrowings”) shall not exceed the limit for the commitment line less the aggregate actual borrowings as of the desired drawdown date. The aggregate actual borrowings refer to the total amount that has been actually borrowed in connection with Commitment Line Borrowings. This total amount shall not be reduced even if TOKYU REIT repays any portion of Commitment Line Borrowings.

### 3. Others

With the amendment to commitment line agreement, there is no change to the “Investment risks” of the latest securities report submitted on April 26, 2012.

#### [Reference]

##### 1. Timely Disclosure Relating to the Abovementioned Commitment Line Agreement

June 25, 2009	Notice Concerning Commitment Line
June 30, 2010	Notice Concerning Amendment to Commitment Line Agreement
June 30, 2011	Notice Concerning Amendment to Commitment Line Agreement

##### 2. Others

Prior to concluding this commitment line agreement, TOKYU REIT had arranged commitment line agreements with **Sumitomo Mitsui Trust Bank, Limited** which was limited to ¥5.2 billion, **Mizuho Corporate Bank, Ltd.**, **The Bank of Tokyo-Mitsubishi UFJ, Ltd.** and **Mitsubishi UFJ Trust and Banking Corporation** both of which were limited to ¥1.6 billion. As of June 29, 2012, TOKYU REIT has not undertaken any these Commitment Line Borrowings.

This notice may contain forward-looking statements, such as current plans, strategies, and future performance. These forward-looking statements are based on judgments obtained from currently available information. Please be advised that, for a variety of reasons, actual results may differ materially from those discussed in the forward-looking statements. Events that might affect actual results include, but are not limited to, fluctuations of the real estate market in Japan, general conditions of the Japanese economy, competitive pressures and relevant regulations. This notice is a translation of the original document in Japanese and is prepared solely for the convenience of non-Japanese speakers. There is no assurance as to the accuracy of the English translation. The original Japanese notice shall prevail in the event of any discrepancies between the translation and the Japanese original.