

July 10, 2015

Real Estate Investment Trust Unit Issuer: TOKYU REIT, Inc. 1-12-1, Dogenzaka, Shibuya-ku, Tokyo, 150-0043, Japan Kazuyoshi Kashiwazaki Executive Director (Securities Code: 8957)

Investment Management Company: Tokyu Real Estate Investment Management Inc. Representative: Kazuyoshi Kashiwazaki Representative Director & President, Chief Executive Officer Inquiries: Kiyoshi Yamakawa General Manager, Investor Relations TEL: +81-3-5428-5828

## 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. Amendment to Commitment Line Agreement

| (1) Rationale                 | The amendment is made following expiry of the                  |
|-------------------------------|--|
|                               | commitment line agreement (original agreement) executed        |
|                               | on July 11, 2011, July 11, 2012 and July 11, 2013.             |
|                               | 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/                   | Sumitomo Mitsui Trust Bank, Limited                            |
| Limit for the Commitment Line | ¥3.2 billion   |
|                               | The Bank of Tokyo-Mitsubishi UFJ, Ltd.                         |
|                               | ¥1.6 billion   |
|                               | Mizuho Bank, Ltd.  |
|                               | ¥1.6 billion   |
|                               | Mitsubishi UFJ Trust and Banking Corporation                   |
|                               | ¥1.6 billion   |
| (3) Agreement Execution Date  | July 10, 2015  |
| (4) Commitment Period         | (Prior to amendment) July 12, 2014 to July 11, 2015            |
|                               | (After amendment) July 12, 2015 to July 11, 2016               |
| (5) Securities/Guarantee      | Unsecured/ Unguaranteed  |
| (6)Application of Funds       | Repayment of existing borrowings including investment          |
|                               | corporation bonds  |



## 2. Others

With the amendment to commitment line agreements, there is no change to the "Investment risks" of the latest securities report submitted on April 28, 2015.

### [Reference]

1. Timely Disclosure Relating to the Abovementioned Commitment Line Agreement

July 11, 2011 Notice Concerning Commitment Line

http://www.tokyu-reit.co.jp/eng/material/pdf/kaiji/2011/2011.07.11\_E.pdf

July 11, 2012 Notice Concerning Amendment and Establishment of Commitment Line Agreement http://www.tokyu-reit.co.jp/eng/material/pdf/kaiji/2012/2012.07.11\_E.pdf

July 11, 2013 Notice Concerning Amendment and Establishment of Commitment Line Agreement http://www.tokyu-reit.co.jp/eng/material/pdf/kaiji/2013/2013.07.11\_E.pdf

July 11, 2014 Notice Concerning Amendment to Commitment Line Agreement http://www.tokyu-reit.co.jp/eng/material/pdf/kaiji/2014/2014.7.11\_1\_E.pdf

#### 2. Others

Prior to concluding these commitment line agreements TOKYU REIT had arranged commitment line agreements with Development Bank of Japan Inc. which was limited to \$8.0 billion and Sumitomo Mitsui Trust Bank, Limited which was limited to \$2.0 billion. Total amount of the limit for these commitment lines is \$18.0 billion.

As of July 10, 2015, 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.