



September 25, 2026

Company name: KI-STAR REAL ESTATE Co., Ltd.
Representative: Keiji Hanawa, President and CEO
Securities code: 3465, Tokyo Stock Exchange, Prime Market
Contact: Kazuhiko Abe, Director, Managing
Executive Officer, CFO
Tel: +81-(0) 495-27-2525

Notice Regarding Increase in Limit (Revision) of Loan Agreements with Financial Covenants

KI-Star Real Estate Co., Ltd. (the "Company") hereby announces that it has decided today to execute loan agreements (hereinafter referred to as the "Loans"), as detailed below.

1. Purpose and Overview of the Loans

The Company renews its existing special overdraft agreement (re-execution) to increase the credit limit. The purpose is to secure stable funds for land acquisition required for its core homebuilding and sales business and to strengthen its financial foundation.

2. Overview of the Loan Agreements

(1) Loan Agreement with Mizuho Bank, Ltd.

Type of Agreement	Special Overdraft Facility (Revision to increase existing limit)
Overdraft Limit	JPY 13,000 million (An increase of JPY 8,000 million over the existing agreement)
Execution Date (Scheduled)	September 30, 2026
Agreement Period	From September 30, 2026 to September 30, 2027
Interest Rate	Floating interest rate
Use of Funds	Land acquisition for the homebuilding and sales business
Details of Collateral	The land to be acquired using the Loans
Financial Covenants	(1) Total net assets on the non-consolidated and consolidated balance sheets at the end of each fiscal year shall be maintained at 75% or more of the larger of the net assets at the end of the fiscal year ended March 31, 2021 or the end of the previous fiscal year. (2) No ordinary loss in non-consolidated and consolidated income statements for two consecutive fiscal years.

(2) Loan Agreement with MUFG Bank, Ltd.

Type of Agreement	Overdraft Facility (Revision to increase existing limit)
Overdraft Limit	JPY 11,500 million (An increase of JPY 5,000 million over the existing agreement)
Execution Date (Scheduled)	September 30, 2026
Agreement Period	From September 30, 2026 to September 30, 2027
Interest Rate	Floating interest rate

Use of Funds	Land acquisition for the homebuilding and sales business
Details of Collateral	The land to be acquired using the Loans
Financial Covenants	(1) Total net assets on the consolidated balance sheet at the end of each fiscal year starting from the fiscal year ending March 2027 shall be maintained at 75% or more of the larger of the total net assets at the end of the fiscal year ended March 31, 2026 or the end of the previous fiscal year. (2) Ordinary profit or loss on the consolidated income statement at the end of each fiscal year, starting from the fiscal year ending March 31, 2027 shall be maintained at zero yen or higher.

3. Future Outlook

The impact of these agreements on the consolidated financial results for the fiscal year ending March 31, 2027 is expected to be immaterial. If any significant impact on the consolidated results arises in the future, the Company will promptly disclose such information.