

July 29, 2025

To All Concerned Parties

REIT Issuer:
KDX Realty Investment Corporation
Representative: Hiroaki Momoi, Executive Director
(Securities Code: 8972)

Asset Management Company:
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Notice Concerning Debt Financing (Determination of Interest Rate) (Series 0034)

KDX Realty Investment Corporation (“KDXR”) announced today that the undecided matters have been determined for the borrowings announced in the press release, “Notice Concerning Debt Financing (Series 0034)” dated July 28, 2025. The details are provided as follows. Please note that the matters decided today are underlined.

1. Details of Debt Financing

Series	Lender	Amount (Millions of Yen)	Interest Rate (Note)	Contract Date	Drawdown Date	Principal Repayment Date (Note)	Collateral / Repayment Method
0034-A	Sumitomo Mitsui Trust Bank, Limited	1,800	<u>1.30125%</u> (Fixed rate)	July 29, 2025	July 31, 2025	July 31, 2030	Unsecured, unguaranteed / Repayment of principal in full on maturity date
0034-B	MUFG Bank, Ltd.	1,000	<u>1.51750%</u> (Fixed rate)			July 31, 2032	

Note: The first interest payment is at the end of October 2025, and on the last day of every three months thereafter, with the last interest payment on the principal repayment date. The interest payment and the principal repayment will be made on the following business day in case such date falls on a non-business day and the preceding business day in case such date falls in the next calendar month.

2. Other Matters

Risks pertaining to the borrowing and the repayment remain unchanged from the description of “Investment Risks” described in the Securities Report submitted on January 30, 2025.

KDXR’s website: <https://www.kdx-reit.com/eng/>

[Provisional Translation Only]

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