



For Immediate Release

<Provisional translation >

January 17, 2013

REIT Issuer  
**Hankyu REIT, Inc.** (Securities Code: 8977)  
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Yoshiaki Shiraki, Executive Director

Asset Management Company  
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### Notice Concerning Debt Financing Interest Rates

Hankyu REIT, Inc. (hereafter "Hankyu REIT") announces that the applicable interest rates of the debt financing announced in "Notice Concerning Debt Financing" on December 21, 2012, have been decided as below.

Interest rates for the debt financing amounts scheduled to be executed on January 21, 2013.

Category	Lender	Amount of debt financing (millions of yen)	Interest rates	Maturity Date
Long-term debt	Mitsubishi UFJ Trust and Banking Corporation	1,000	1.00455% Fixed interest	January 21, 2016

- The Japanese original document was distributed to Kabuto Club (the press club in Tokyo Stock Exchange), Osaka Securities Exchange, Ministry of Land, Infrastructure, Transport and Tourism, and to the press club of the construction trade newspaper of the Ministry of Land, Infrastructure, Transport and Tourism.
- Hankyu REIT website: <http://www.hankyu-reit.jp/eng/>