

[Provisional Translation Only]

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For Immediate Release

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ORIX JREIT Announces the Applicable Interest Rate of the Debt Financing

TOKYO, March 17, 2010 — ORIX JREIT Inc. announced that the applicable interest rate of the debt financing, announced on March 15, 2010 was determined as below.

Lender	Borrowing amount	Applicable interest rate (Applicable period)	Draw down date	Maturity	Remarks
Mitsubishi UFJ Trust and Banking Corporation, The Sumitomo Trust and Banking Company, Limited, Sumitomo Mitsui Banking Corporation, ORIX Trust and Banking Corporation, Mizuho Corporate Bank, Ltd., The Shinkumi Federation Bank	JPY 14 billion	1.68798% (From March 19, 2010 to March 18, 2013)	March 19, 2010	March 19, 2013	Un-secured, Non-guaranteed, Fixed rate,