

October 22, 2012

To whom it may concern:

&lt;Investment Corporation&gt;

Japan Real Estate Investment Corporation

Noritada Terasawa, Executive Director

(TSE code: 8952)

&lt;Asset Management Company&gt;

Japan Real Estate Asset Management Co., Ltd.

Hiroshi Katayama, CEO &amp; President

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## Notice Regarding Determination of Offer Prices for Issuance of New units and Secondary Offering of Units

Announcement is hereby made that Japan Real Estate Investment Corporation determined the offer prices and other conditions as given below at the Board of Directors meeting held on October 22, 2012, regarding the issuance of new units and the secondary offering of units resolved by the Board of Directors meeting held on October 12, 2012:

### 1. Public offering of new units

- |   |  |
|---|--|
| (1) Offer price (subscription price)                        | ¥746,850 per unit  |
| (2) Aggregate amount of offer price<br>(subscription price) | ¥30,620,850,000  |
| (3) Issue price   | ¥723,870 per unit  |
| (4) Aggregate amount of issue price                         | ¥29,678,670,000  |
| (5) Subscription period                                     | October 23, 2012 (Tue)<br>through October 24, 2012 (Wed) |
| (6) Payment date  | October 29, 2012 (Mon)                                   |
| (7) Delivery date   | October 30, 2012 (Tue)                                   |

(Note) Underwriters (SMBC Nikko Securities Inc. [lead manager and sole book runner]; Mizuho Securities Co., Ltd.; Mitsubishi UFJ Morgan Stanley Securities Co., Ltd.; Nomura Securities Co., Ltd. and Daiwa Securities Co. Ltd.) shall buy and underwrite the aggregate amount of issue price and offer and place such amount to investors at the offer price (subscription price).

### 2. Secondary Offering (Over-allotment)

- |                                   |                   |
|-----------------------------------|-------------------|
| (1) Number of units to be offered | 4,100 units       |
| (2) Offer price                   | ¥746,850 per unit |
| (3) Gross Proceeds                | ¥3,062,085,000    |

Disclaimer: This document is intended to serve as a press statement to make available the information on public offerings and secondary offering of units of Japan Real Estate Investment Corporation (the "Company"), and does not constitute and should not be construed as an offer to sell or solicitation of an offer to purchase any unit or other investment of the Company. Prospective investors are advised to read the Company's prospectus for new unit issuance and secondary offering (and its amendments, if any) and make any investment decisions at their own risk and responsibility.

(5) Delivery date                      October 30, 2012 (Tue)

(1) Issue price ¥723,870 per unit

(3) Subscription period (subscription date)	November 27, 2012 (Tue)
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(4) Payment date November 28, 2012 (Wed)

### 1. Computation of offer prices

(2) Closing price of unit as of price determination date      ¥766,000 per unit

(3) Discount rate	2.50%
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## October 25, 2012 (Thu) through November 22, 2012 (Thu)

The net proceeds raised through this public offering (¥29,678,670,000) will be appropriated for the repayment of ¥15.5 billion existing loans and that residual funds, together with the net proceeds raised through third-party allocation (¥2,967,867,000) will be appropriated for part of a fund for the scheduled acquisition of new specified assets (Note).

(Note) For the summary of the new specified assets, please refer to our News Release “Notice on Acquisition of Domestic Real Estate” released on October 12, 2012.

This notice is the English translation of the announcement in Japanese dated October 22, 2012 on our website. However, no assurance or warranties are given for the completeness or accuracy of this English translation.

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