

December 28, 2009

To All Concerned Parties

Japan Single-residence REIT Inc.
9th floor, Kamiyacho Sankei Building,
1-7-2 Azabudai, Minato-ku, Tokyo
Akihiko Soga, Executive Director
(Securities code: 8970)

Japan Single-residence Asset Management Corp.
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Notice Concerning the Borrowing of Fund (Determination of Interest Rate)

Japan Single-residence REIT Inc. (“Japan Single-residence REIT”) hereby announces its determination of the interest rate for the applicable period to the borrowings below taken out on October 30, 2009.

Type	:	Short-term borrowing
Lender	:	The Chuo Mitsui Trust and Banking Co., Ltd. Aozora Bank, Ltd. Mizuho Trust & Banking Co., Ltd. Sumitomo Mitsui Banking Corporation The Bank of Tokyo-Mitsubishi UFJ, Ltd. Resona Bank, Ltd.
Drawdown date	:	October 30, 2009
Due date of principal repayment	:	February 26, 2010
Applicable period	:	December 31, 2009 through January 29, 2010
Borrowing amount	:	¥10,554,700,000-
Interest rate (per annum)	:	1.77364%

Type	:	Short-term borrowing
Lender	:	Aozora Bank, Ltd.
Drawdown date	:	October 30, 2009
Due date of principal repayment	:	February 26, 2010
Applicable period	:	December 31, 2009 through January 29, 2010
Borrowing amount	:	¥6,130,000,000-
Interest rate (per annum)	:	2.27364%