

September 25, 2008

For Immediate Release

New City Residence Investment Corporation
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(Securities Code: 8965)

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Notice Concerning the Repayment of Debt Financing

New City Residence Investment Corporation (“NCRI”) today announced its decision to repay debt financing as follows:

1. Reason for Repayment of Debt Financing

In accordance with the financial policy of the Investment Corporation, a portion of debt finance will be repaid early using proceeds from disposition of assets scheduled for September 26, 2008 (Note).

Note : For details of disposition of investment assets, please refer to the press release issued on September 25, 2008, “Notice Concerning the Proposed Disposition of Investment Assets and Loss on Sale” .

2. Details of Debt Financing Repaid

Debt financing executed on March 31, 2008 pursuant to “Basic Collateral Free Loan Agreement” dated April 26, 2006 (including amendments thereafter).

(1) Lenders	The Chuo Mitsui Trust and Banking Co., Ltd, Aozora Bank, Ltd., Sumitomo Mitsui Banking Corp., Shinsei Bank, Ltd., Resona Bank, Ltd.
(2) Loan Amount (balance)	¥12,500,000,000
(3) Amount of Repayment	¥11,000,000,000
(4) Repayment Date	September 30, 2008
(5) Scheduled date of Early Repayment	September 26, 2008

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3. Debt Financing Balance Prior to and After the Early Repayment of a Portion of Debt Financing

(Millions of yen)

		Prior to additional Debt Financing and Repayment	After additional Debt Financing and Repayment	Change
Short-Term Debt	Unsecured Loan	24,200	13,200	(11,000)
Long-Term Debt	Term Loan (secured)	17,350	17,350	-
	Unsecured Loan	36,800	36,800	-
Total Debt Financing		78,350	67,350	(11,000)
Investment Corporation Bonds		31,000	31,000	-
Total Interest-bearing liabilities		109,350	98,350	(11,000)
Unitholders' Capital (Note 1)		90,932	90,932	-
Interest-bearing liabilities Ratio (%) (Notes 2, 3)		54.6%	52.0%	(2.6%)

Notes:

1. Figures under million yen are rounded.
2. Interest-bearing liabilities ratio (%) = Interest-bearing liabilities ÷ (Interest-bearing liabilities + Unitholders' capital) x 100
3. The interest-bearing liabilities ratio is rounded to the nearest first decimal point.

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Attachment

Breakdown of Debt Financing Due for Repayment During the Eighth Fiscal Period (Fiscal Period Ending February 2009)

Loan Type	Lenders	Amount	Drawdown Date	Repayment date
Unsecured Loan (Note 1)	The Chuo Mitsui Trust and Banking Co., Ltd. Sumitomo Mitsui Banking Corp. Aozora Bank, Ltd. The Chiba Bank, Ltd.	¥4,500 million	October 19, 2007	October 17, 2008
Unsecured Loan (Note 2)	Mizuho Bank, Ltd.	¥4,000 million	December 18, 2006	December 18, 2008
Term Loan (C) (Note 3)	The Chuo Mitsui Trust and Banking Co., Ltd. Aozora Bank, Ltd. The Sumitomo Trust & Banking Co., Ltd. Resona Bank, Ltd. Mitsubishi UFJ Trust and Banking Corp. The Hyakugo Bank, Ltd.	¥17,350 million	September 21, 2005 and December 1, 2005	January 21, 2009
Unsecured Loan (Note 4)	Mizuho Trust & Banking Co., Ltd. Resona Bank, Ltd.	¥3,700 million	January 30, 2008	January 30, 2009

Notes:

1. For details of debt financing listed in the table above, please refer to the Investment Corporation's press release "Notice Concerning Debt Financing" dated October 18, 2007.
2. For details of debt financing listed in the table above, please refer to the Investment Corporation's press release "Notice Concerning Debt Financing and Repayment" dated December 12, 2006.
3. For details of debt financing listed in the table above, please refer to the Investment Corporation's press release "Notice Concerning Debt Financing and Repayment" dated September 16, 2005, "Notice Concerning Debt Financing" dated December 1, 2005, "Notice Concerning the Repayment of Debt Financing" dated October 13, 2006, "Notice Concerning the Repayment of Debt Financing" dated June 15, 2007, "Notice Concerning the Repayment of Debt Financing" dated October 16, 2007, "Notice Concerning the Repayment of Debt Financing" dated April 25, 2008 and "Notice Concerning Agreement on Term Loan Agreement Revision (Tranche C)" dated September 18, 2008.
4. For details of debt financing listed in the table above, please refer to the Investment Corporation's press release "Notice Concerning Debt Financing" dated January 24, 2008.

- URL: <http://www.ncrinv.co.jp/eng/>

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