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For Immediate Release

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Notice concerning Debt Financing (Determination of Interest Rate)

LCP Investment Corporation (the “Investment Corporation”) announced today that the interest rates for the following interest periods have been determined as stated below, concerning the debt financing disclosed on September 26, 2008 (Eleventh Individual Credit Loan) and October 28, 2008 (Twelfth Individual Credit Loan and Thirteenth Individual Credit Loan).

1. Eleventh Individual Credit Loan

- (1) Lender: Shinsei Bank, Limited
- (2) Borrowing date: September 30, 2008
- (3) Borrowing amount: 1.9 billion yen
- (4) Interest rate (p.a.): 1.74583%
- (5) Interest period: From November 1, 2008 to November 28, 2008
- (6) Repayment date: February 27, 2009

2. Twelfth Individual Credit Loan

- (1) Lender: Aozora Bank, Ltd. (agent)
- (2) Borrowing date: October 31, 2008
- (3) Borrowing amount: 2.1 billion yen
- (4) Interest rate (p.a.): 1.88583%
- (5) Interest period: From October 31, 2008 to January 30, 2009
- (6) Repayment date: January 30, 2009

3. Thirteenth Individual Credit Loan

- (1) Lender: Aozora Bank, Ltd. (agent)
- (2) Borrowing date: October 31, 2008
- (3) Borrowing amount: 500 million yen
- (4) Interest rate (p.a.): 1.88583%
- (5) Interest period: From October 31, 2008 to January 30, 2009
- (6) Repayment date: January 30, 2009

* This document is being distributed today to the Kabuto Club (the press club of the TSE) as well as to the press club for the Ministry of Land, Infrastructure and Transport and to the press club for specialty construction newspapers at the Ministry of Land, Infrastructure and Transport.

* Website of the Investment Corporation: <http://www.lcp-reit.co.jp>

* This English language notice is a translation of the Japanese language notice issued on the same day and was prepared solely for the convenience of and reference by, overseas investors. LCP Investment Corporation makes no warranties as to its accuracy or completeness.