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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”) today announced that the interest rate for the following interest period has been determined as stated below, concerning Term Loan disclosed in the press release titled “Notice concerning Debt Financing” on March 26, 2007.

<Term Loan>

- (1) Lender: Shinsei Trust & Banking Co., Ltd.
- (2) Borrowing date: March 30, 2007
- (3) Borrowing amount: 25.6 billion yen
- (4) Interest rate (p.a.): 1.91625%
- (5) Interest period: From November 25, 2008 to February 24, 2009
- (6) Repayment date: March 30, 2010 (or the previous business date if the Repayment date falls on a Saturday, Sunday or public holiday)

* 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.