



January 31, 2007

To All Concerned Parties

Name of REIT Issuer:
Nippon Building Fund, Inc.
Sadafumi Abe, Executive Director
(TSE Code : 8951)

Contact:
Asset Management Company
Nippon Building Fund Management, Ltd.
Koichi Nishiyama, President and CEO
Person to Contact:
Riichi Morihiro, Chief Operating Officer
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Notice Concerning Borrowing of Capital

Nippon Building Fund, Inc. ("NBF") hereby provides notice that today it undertook borrowings within its maximum short-term borrowing limits as follows.

1. Use of Capital

To refinance long-term borrowings of capital etc.

2. Details of Borrowing

Lender	Amount Borrowed	Interest Rate	Scheduled Date of Implementation	Methods of Borrowing and Repayment	Repayment Due Date
The Iyo Bank, Ltd.	1 billion Yen	0.7777%	February 2, 2007	Unsecured, unguaranteed, repayable in one lump sum on repayment due date	April 27, 2007

End

This English language notice is a translation of the Japanese language notice dated January 31, 2007 and was prepared solely for the convenience of, and reference by, overseas investors. NBF makes no warranties as to its accuracy or completeness.

< Attached Materials >

- Status of interest-bearing liabilities following this borrowing.



【Reference Materials】

Status of interest-bearing liabilities following this borrowing.

< Balance of interest-bearing liabilities following this borrowing >

(Unit: billion Yen)

	Prior to Borrowing	After Borrowing	Increase/Decrease
Short-term borrowings	11.5	12.5	1.0
Long-term borrowings	165.0	164.0	▲ 1.0
(portion of the above with repayment due within one year)	20.0	19.0	▲ 1.0
Total borrowings	176.5	176.5	0
bonds	60.0	60.0	0
(portion of the above with redemption due within one year)	10.0	10.0	0
Total interest-bearing liabilities	236.5	236.5	0
Total long-term interest-bearing liabilities	195.0	195.0	0

(* 1) Long-term interest-bearing liabilities do not include long-term borrowings with repayment (redemption) due within one year or the balance of bonds.

< Ratios of interest-bearing liabilities etc. following this borrowing >

	Prior to Borrowing	After Borrowing	Increase/Decrease
Ratio of interest-bearing liabilities	40.6%	40.6%	0
Ratio of long-term interest-bearing liabilities	82.5%	82.5%	0

(* 1) The calculation of ratio of interest-bearing liabilities occurs through use of the following method, and interest-bearing liabilities include bonds in addition to borrowings.

Ratio of interest-bearing liabilities = interest-bearing liabilities ÷ (interest-bearing liabilities + common shares) x 100

(the amount of “common shares” represents ¥346.4 billion.)

(* 2) The ratio of long-term interest-bearing liabilities = long-term interest-bearing liabilities ÷ interest-bearing liabilities x 100.

(* 3) Each ratio is calculated to the second decimal point with fractions less than .05 rounded downward and fractions of .05 and above rounded upward.

End