

December 7, 2017

Tokyu Land Corporation

## Promoted Ownership and Operation of Five Commercial Facilities in the Greater Shibuya Area Selected as First Local Partner of Norges Bank in Japan

Tokyu Land Corporation (TLC) (head office: Minato-ku, Tokyo; President: Yuji Okuma) announces that TLC will undertake ownership and operation of five commercial facilities located in Jingumae, Shibuya Ward, and Minamiaoyama, Shibuya Ward, as a joint investment with Norges Bank Real Estate Management (NBREM). Norges Bank is contracted to operate Government Pension Fund Global, the Norwegian government's pension fund.

The five commercial facilities to be newly acquired are The Ice Cubes, V28 Building, The Iceberg, The Jewels of Aoyama, and Cinnamon, located in the Omotesando/Harajuku area. Tokyu Land Capital Management Inc. will manage assets, and TLC and Tokyu Land SC Management Corporation will manage properties under consignment. Tokyu Fudosan Holdings Group will unite to promote operation. TLC will have the widest floor area of the owned commercial facilities in the area.

TLC is contributing to the enhanced competitiveness of cities through future-oriented urban development, mainly in the Greater Shibuya area comprised of Shibuya and its surroundings. Three redevelopment projects are underway near Shibuya Station, such as Dogenzaka 1-chome Shibuya-station Front District Urban Redevelopment (the area including the site of Tokyu Plaza Shibuya), in which TLC is participating as a member or sub-member. TLC aims to enhance its presence in the Greater Shibuya area by newly owning and operating commercial facilities that can attract people as landmarks in the Omotesando/Harajuku area, a location spreading fashion and trends.

NBREM is investing in Japan for the first time, having invested in real estate around the world with a view toward long-term ownership. TLC has become its first local partner in Japan to promote joint ownership and operation of real estate in the Greater Shibuya area.



The Iceberg



The Jewels of Aoyama



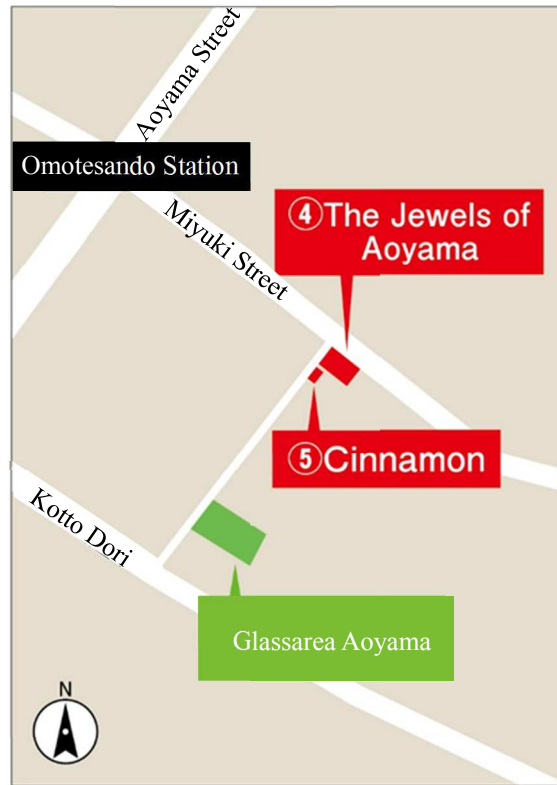
V28 Building

■ Overview of real estate to be obtained

<Meijijingumae Station and surrounding area>



<9/ Omotesando Station and surrounding area>



The Ice Cubes



|                   |                  |  |
|-------------------|------------------|--|
| Site overview     | Location         | 8-10, Jingumae 1-chome, Shibuya-ku                             |
|                   | Transport        | 3-minute walk from Tokyo Metro Meijijingumae Station           |
|                   | Site area        | 611 m <sup>2</sup>   |
| Building overview | Scale/structure  | Steel construction, 2 basement floors and 9 aboveground floors |
|                   | Building use     | Sales of goods, restaurant business and others                 |
|                   | Total floor area | 3,060 m <sup>2</sup>   |
|                   | Completion       | October 2008 (9 years old)                                     |

V28 Building



|                   |                  |  |
|-------------------|------------------|--|
| Site overview     | Location         | 31-17, Jingumae 6-chome, Shibuya-ku                            |
|                   | Transport        | 1-minute walk from Tokyo Metro Meijijingumae Station           |
|                   | Site area        | 711 m <sup>2</sup>   |
| Building overview | Scale/structure  | Steel construction, 3 basement floors and 4 aboveground floors |
|                   | Building use     | Sales of goods, restaurant business and others                 |
|                   | Total floor area | 4,085 m <sup>2</sup>   |
|                   | Completion       | September 2003 (14 years old)                                  |

## The Iceberg



|                   |                  |   |
|-------------------|------------------|---|
| Site overview     | Location         | 12-18, Jingumae 6-chome, Shibuya-ku                           |
|                   | Transport        | 3-minute walk from Tokyo Metro Meijijingumae Station          |
|                   | Site area        | 937 m <sup>2</sup>  |
| Building overview | Scale/structure  | Steel construction, 1 basement floor and 7 aboveground floors |
|                   | Building use     | Office rentals, restaurant business and others                |
|                   | Total floor area | 5,129 m <sup>2</sup>  |
|                   | Completion       | February 2008 (9 years old)                                   |

## The Jewels of Aoyama



|                   |                  |   |
|-------------------|------------------|---|
| Site overview     | Location         | 3-2, Minamiaoyama 5-chome, Minato-ku  |
|                   | Transport        | 3-minute walk from Tokyo Metro Omotesando Station                           |
|                   | Site area        | 806 m <sup>2</sup>  |
| Building overview | Scale/structure  | Reinforced concrete construction, 1 basement floor and 4 aboveground floors |
|                   | Building use     | Sales of goods, restaurant business and others                              |
|                   | Total floor area | 2,481 m <sup>2</sup>  |
|                   | Completion       | May 2006 (11 years old)   |

## Cinnamon



|                   |                  |   |
|-------------------|------------------|---|
| Site overview     | Location         | 3-27, Minamiaoyama 5-chome, Minato-ku                         |
|                   | Transport        | 3-minute walk from Tokyo Metro Omotesando Station             |
|                   | Site area        | 143 m <sup>2</sup>  |
| Building overview | Scale/structure  | Steel construction, 1 basement floor and 2 aboveground floors |
|                   | Building use     | Sales of goods  |
|                   | Total floor area | 271 m <sup>2</sup>  |
|                   | Completion       | November 2010 (7 years old)                                   |