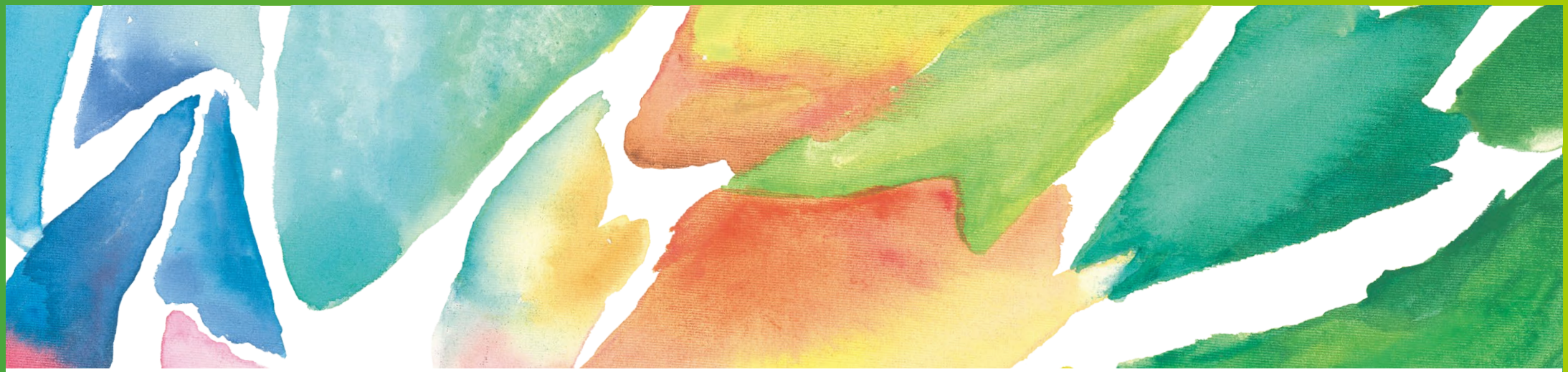


TOKYU FUDOSAN HOLDINGS

FOR A VIBRANTLY SHINING FUTURE

WE ARE GREEN

Integrated Report

WE ARE GREEN REPORT 2026





The Earth, society, and people continue to move.
The age advances modulating like a lifeform.

From urban development to lifestyle creation and environmental progressiveness.
We who have constantly evolved know this.
The future will be pioneered by the hopes and ideas of people.

Let's make many impacts with the brimming energy of human capital.
One person's love becomes the starting point for moving the world.

The dynamism of deep tech and spectacle from Shibuya to the world.
The GX business is becoming a presence that leads the future of the environment and society.
Local appeal resonates with global needs for greater enrichment.

Let's make dreams come true through our creative culture.
The varied green vibrancy designed by the Group constitutes premium value that will create the future.

FOR A VIBRANTLY SHINING FUTURE

WE ARE GREEN

Editorial Policy

The Tokyu Fudosan Holdings Group aims to realize "a future where everyone can be themselves and shine vigorously" under "WE ARE GREEN," the slogan for achieving our long-term vision. Therefore, we release our annual WE ARE GREEN Integrated Report with the aim of providing all of our stakeholders, including shareholders and investors, with easy-to-understand information about how the Group addresses social issues through its businesses to achieve sustainable growth and improve its corporate value. Starting in fiscal 2025, we launched a new medium-term management plan along with a new business strategy. The report provides a concrete explanation of the Group's value creation story from both financial and non-financial perspectives, including human capital management, environmental management, and governance. The International Integrated Reporting Framework advocated by the IFRS Foundation and the Guidance for Integrated Corporate Disclosure and Company-Investor Dialogues for Collaborative Value Creation 2.0 published by Japan's Ministry of Economy, Trade and Industry, and other resources were consulted in the creation of this report.

Reporting scope

Subject entities in this report	Tokyu Fudosan Holdings Corporation and Group companies
Period covered	April 1, 2025 to March 31, 2026 (including some information from April 2026 and thereafter)
Published	September 2026

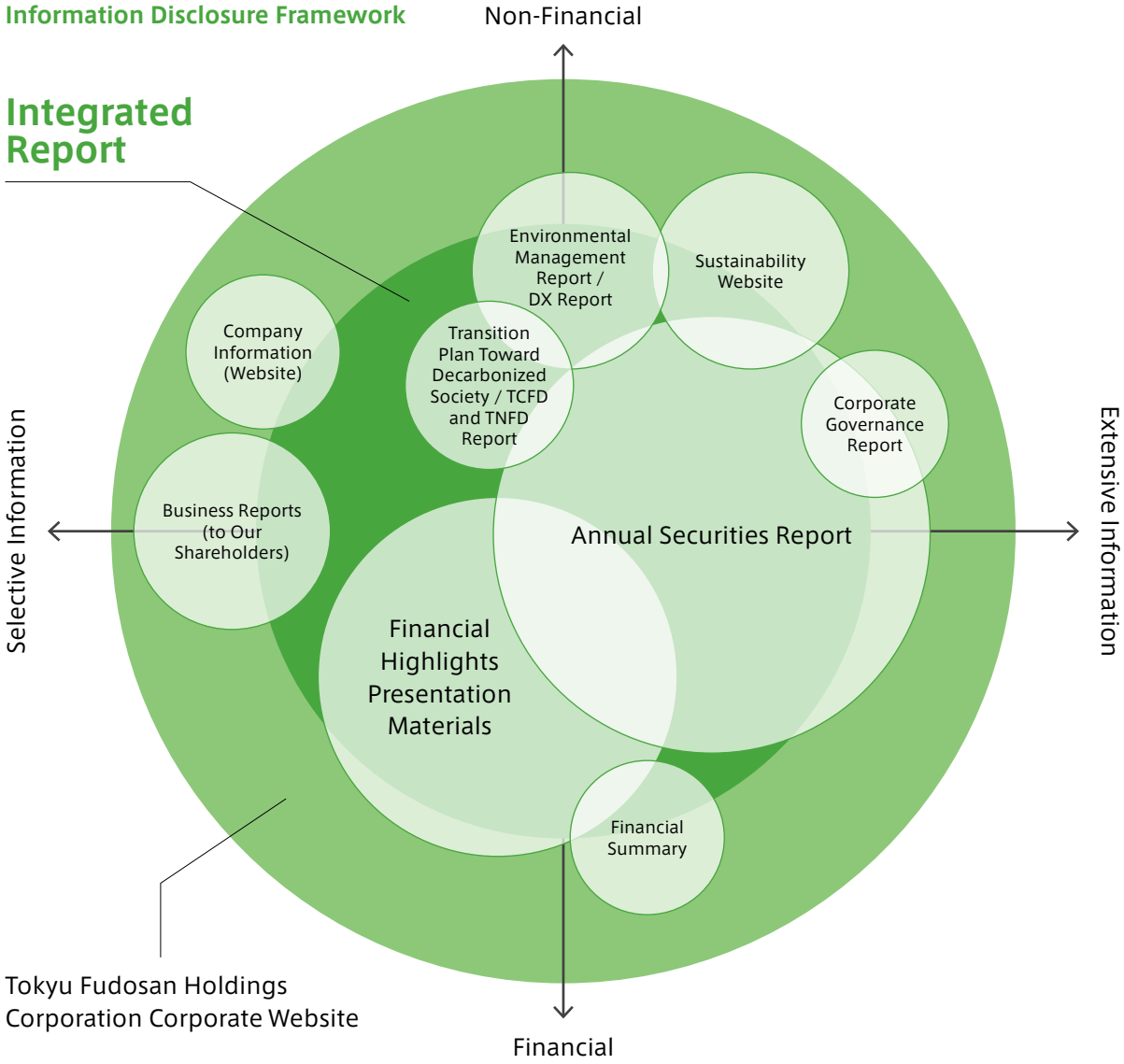
Administrative offices and cooperative departments

Group Sustainability Promotion Department / Group Corporate Planning Department / Corporate Communication Department / Group General Administration Department / Group Human Resources Department / Group CX & Innovation Department / Group Digital Transformation Promotion Department / other departments at each Group company

Note on forward-looking statements

The forecasts and other forward-looking statements in this report are based on currently available information and certain assumptions deemed rational. Consequently, the statements herein do not constitute assurance regarding actual results by the Company. Actual performance may significantly differ from these forecasts due to various factors in the future.

Information Disclosure Framework



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