

Redevelop

Redevelopment of Ginza



Accelerate Ginza Redevelopment Project of “World Class Quality”

Started construction toward opening in November 2016

J. Front Retailing is working on the Ginza 6-chome District 10 Category 1 Urban Redevelopment Project, which is the Ginza area’s largest project and will dramatically increase the Group’s presence in the Tokyo metropolitan area.

The Ginza 6-chome District 10 Category 1 Urban Redevelopment Project will redevelop in an integrated manner an approximately 1.4 hectare two-block site comprising a block including the former site of Matsuzakaya Ginza store (Ginza 6-chome 10) and the adjacent block (Ginza 6-chome 11) in Ginza, Chuo-ku, Tokyo.

The project aims to serve as Tokyo’s greatest international hub for retail, business and tourism and open in November 2016 as one of the largest complexes in the Ginza area consisting of commercial facilities with approximately 46,000 square meters (approximately 13,900 tsubo) of sales floor space, large office floors, a typical floor of which has rental rooms covering approximately 6,100 square meters (approximately 1,850 tsubo), and cultural and exchange facilities including Kanze Nohgakudo. And finally construction started in April 2014.

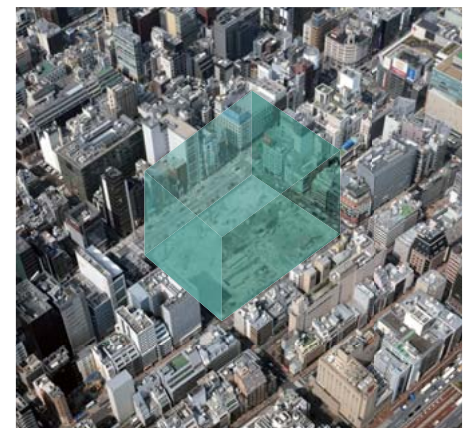
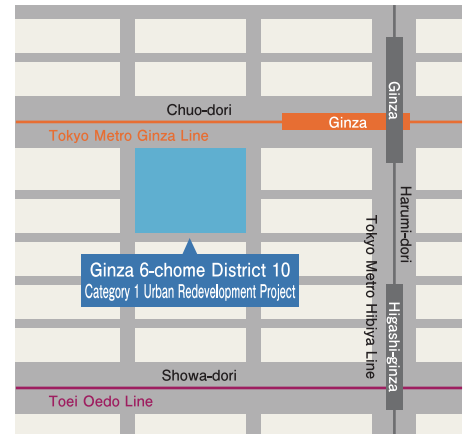
The concept of the new commercial facilities is “Life

at Its Best.” We aim to create world-class quality commercial facilities with products, environments and services that allow customers not only in Japan but from all over the world to enjoy shopping in an elegant, comfortable and pleasant manner.

We are planning to invite approximately 250 to 300 (TBD) high quality and high class tenants ranging from luxury brands and fashion and lifestyle retailers to restaurants and cafes to operate in the building with a façade spanning as long as approximately 115 meters along Chuo-dori, which will further enhance the value of the world’s prestigious fashion street Ginza.

While inheriting DNA from Matsuzakaya Ginza store, which had been along with the streets of Ginza and continued to try something new and out of the box, J. Front Retailing will gather the full force of the Group and work with its business partners including Mori Building Co., Ltd., L Real Estate and Sumitomo Corporation to go ahead with the project toward the creation of an unprecedented, completely new commercial complex.

The objective of the Ginza 6-chome District 10 Category 1 Urban Redevelopment Project, implemented by the Ginza 6-chome District 10 Urban Redevelopment Consortium, is to construct a building that will be owned under sectional ownership by 14 interest holders (as of March 2014) including Daimaru Matsuzakaya Department Stores Co. Ltd., a subsidiary of J. Front Retailing Co., Ltd., and Ginza 6-chome Kaihatsu Tokutei Mokuteki Kaisha, a participating Consortium member. Ginza 6-chome Kaihatsu Tokutei Mokuteki Kaisha is a special purpose company funded by Mori Building Co., Ltd., L Real Estate and Sumitomo Corporation.



Bird’s eye view of Ginza 6-chome Project

Cross-section view from B1F to rooftop *Subject to changes



Commercial facilities

B2F – 6F/13F (partial)

Commercial space of approximately 46,000 square meters (approximately 13,900 tsubo)* will be created. It will blend in with surrounding commercial facilities and become a regional center.

*Including sales floor aisles

Offices

7F – 12F/13F (partial)

Large plates of office space with Tokyo’s largest approximately 6,100-square-meter (approximately 1,850 tsubo) rental rooms on one floor and a total office floor space of 38,000 square meters (approximately 11,500 tsubo) will be created in the Ginza area.

Rooftop

An approximately 3,900-square-meter rooftop garden tentatively named Ginza Garden, which will be the largest in the Ginza area and open to the region, will be installed.

Tourism hub [1F]

As Ginza Tourist Station (tentative name), “Ginza’s first” tour bus loading/unloading space and a tourist information desk will be installed.

Cultural facility [B3F]

Kanze Nohgakudo, a noh theater of Kanzekai, the largest school of noh, will be installed.

*In the Edo era, the Kanze family’s houses with stages and residences stood in a row in Ginza.