

Major Projects

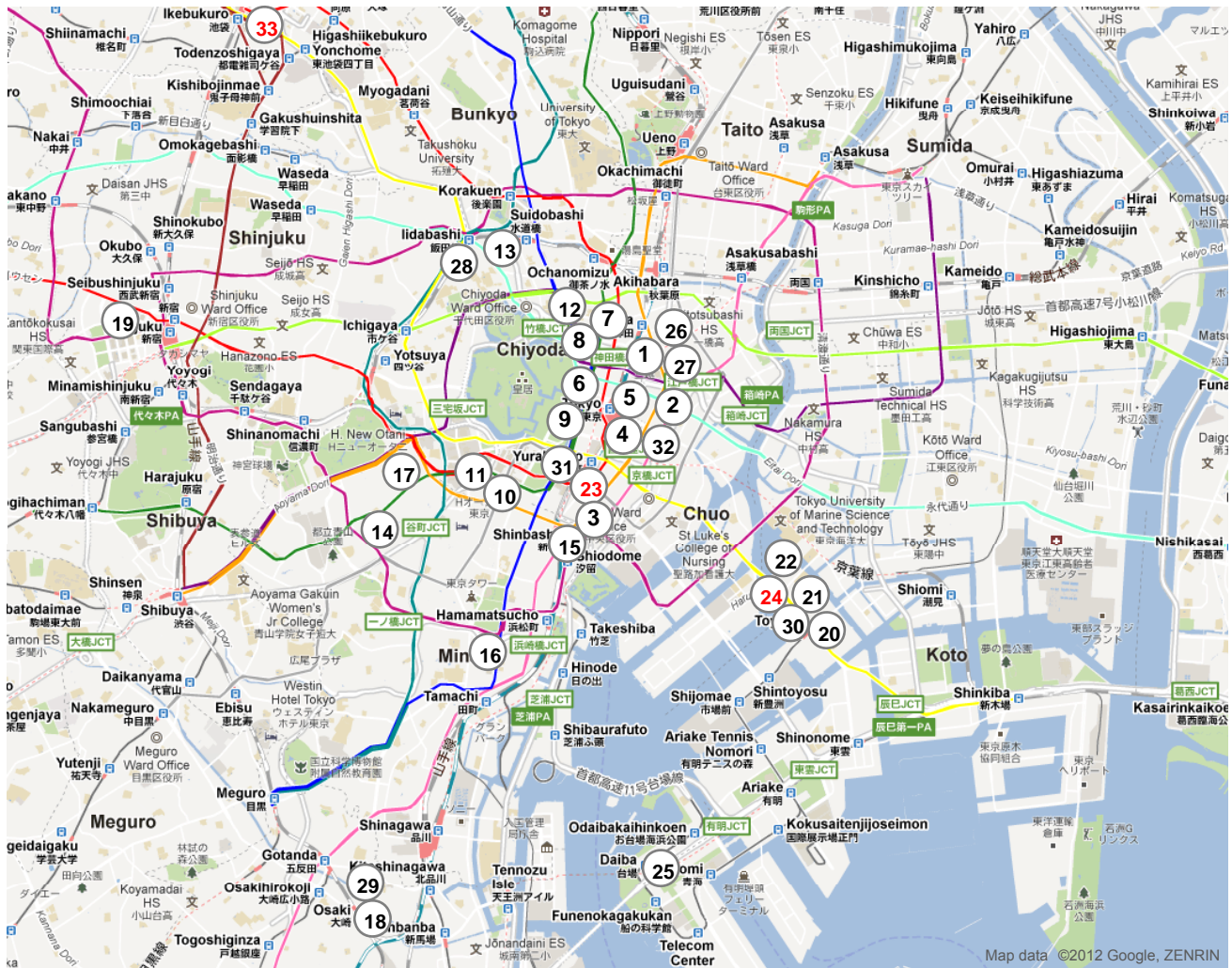
June 2012



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Project Map (Central Tokyo)



Existing Projects

1. Nihonbashi Mitsui Tower
2. Nihonbashi 1-Chome Building
(COREDO Nihonbashi)
3. Ginza Mitsui Building
4. Yaesu Mitsui Building
5. GranTokyo North Tower
6. Sumitomo Mitsui Banking Corporation Head Office Building
7. Otemachi 1-Chome Mitsui Building
8. Otemachi PAL Building
9. Marunouchi Mitsui Building
10. Kasumigaseki Building
11. Shin-Kasumigaseki Building
12. Jinbo-cho Mitsui Building

13. Garden Air Tower
14. Tokyo Midtown
15. Shiodome City Center
16. Celestine Shiba Mitsui Building
17. Akasaka Biz Tower
18. Gate City Osaki
19. Shinjuku Mitsui Building
20. Toyosu Center Building
21. Toyosu Center Building Annex
22. Toyosu ON Building
- 23. Kojun Building**
- 24. Urban Dock LaLaport TOYOSU**






New Projects





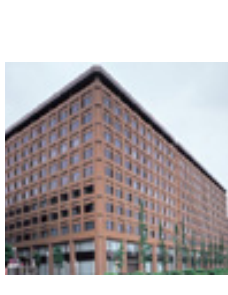
25. DiverCity Tokyo
26. Nihonbashi Honcho 2-Chome Project
27. Nihonbashi Muromachi East District Development Projects
28. Chiyoda Fujimi 2-Chome Project
29. Kita-Shinagawa 5-Chome Area 1 Redevelopment Project
30. Toyosu 2-, 3-Chome Area2 Project
31. Hibiya Mitsui Building/ Sanshin Building Reconstruction Project
32. Nihonbashi 2-Chome Project (AreaC)
7. Otemachi 1-Chome Mitsui Building
- 33. Higashi Ikebukuro 1-Chome Project**

Black: Office Buildings Red: Retail Facilities







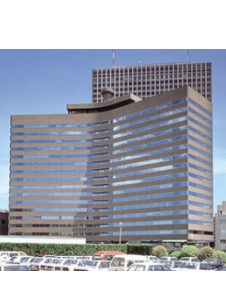



Existing Projects

Office Buildings (Owned)

	Chuo-ku				Minato-ku
					
Facility name	Nihonbashi Mitsui Tower	Nihonbashi 1-Chome Building	Ginza Mitsui Building	Yaesu Mitsui Building	Tokyo Midtown
Location	Chuo-ku, Tokyo	Chuo-ku, Tokyo	Chuo-ku, Tokyo	Chuo-ku, Tokyo	Minato-ku, Tokyo
Base floor space	2,134m ²	2,995m ²	1,520m ²	1,436m ²	3,326m ²
Rentable floor space	≈ 51,000m ²	≈ 51,000m ²	≈ 21,000m ²	≈ 15,000m ²	≈ 123,000m ²
Number of floors	39 floors above ground 4 basement floors	20 floors above ground 4 basement floors	25 floors above ground 2 basement floors	10 floors above ground 3 basement floors	54 floors above ground 5 basement floors
Main tenants	TORAY CHUGAI PHARMA	Merrill Lynch Marubeni-Itochu Steel	RICOH	DAIO PAPER CORPORATION	YAHOO JAPAN KONAMI
Completion	Jul. 2005	Jan. 2004	Sep. 2005	Jun. 1965	Jan. 2007

	Chiyoda-ku				
					
Facility name	GranTokyo North Tower	Sumitomo Mitsui Banking Corporation Head Office Building	Otemachi 1-Chome Mitsui Building	Otemachi PAL Building	Marunouchi Mitsui Building
Location	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo
Base floor space	2,677m ²	2,249m ²	2,893m ²	—	1,178m ²
Rentable floor space	≈ 66,000m ²	≈ 46,000m ²	≈ 32,000m ²	—	≈ 13,000m ²
Number of floors	43 floors above ground 4 basement floors	23 floors above ground 4 basement floors	9 floors above ground 3 basement floors	9 floors above ground 3 basement floors	11 floors above ground 2 basement floors
Main tenants	DAIWA Securities BNP PARIBAS	SMBC	SMBC	Promise	CITY-YUWA PARTNERS Aisei Pharmacy
Completion	Oct. 2007	Jul. 2010	Apr. 1961	Jun. 1961	Feb. 1981

Office Buildings (Owned)

	Minato-ku		Shinagawa-ku	Shinjuku-ku	New York
					
Facility name	Shiodome City Center	Celestine Shiba Mitsui Building	Gate City Osaki	Shinjuku Mitsui Building	1251 Avenue of the Americas Building
Location	Minato-ku, Tokyo	Minato-ku, Tokyo	Shinagawa-ku, Tokyo	Shinjuku-ku, Tokyo	N.Y. Midtown
Base floor space	2,787m ²	2,494m ²	4,088m ²	1,679m ²	3,827m ²
Rentable floor space	≈ 106,000m ²	≈ 28,100m ²	≈ 155,000m ²	≈ 103,000m ²	≈ 214,000m ²
Number of floors	43 floors above ground 4 basement floors	17 floors above ground 2 basement floors	24 floors above ground 4 basement floors	55 floors above ground 3 basement floors	54 floors above ground 4 basement floors
Main tenants	ANA FUJITSU Mitsui Chemicals	Metal One	NEC LAWSON	BENESSE Aflac	Bank of Tokyo-Mitsubishi UFJ Mizuho Corporate Bank
Completion	Jan. 2003	Mar. 2002	Jan. 1999	Sep. 1974	1972
	Chiyoda-ku			Osaka	
					
Facility name	Kasumigaseki Building	Shin-Kasumigaseki Building	Jinbo-cho Mitsui Building	Nakanoshima Mitsui Building	Yodoyabashi Mitsui Building
Location	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo	Chiyoda-ku, Tokyo	Osaka, Osaka	Osaka, Osaka
Base floor space	2,636m ²	1,698m ²	2,352m ²	1,457m ²	1,804m ²
Rentable floor space	≈ 96,000m ²	≈ 27,000m ²	≈ 52,000m ²	≈ 71,000m ²	≈ 23,000m ²
Number of floors	36 floors above ground 3 basement floors	20 floors above ground 3 basement floors	23 floors above ground 3 basement floors	31 floors above ground 2 basement floors	16 floors above ground 3 basement floors
Main tenants	LIXIL CTC	Pharmaceutical and Medical Devices Agency East Nippon Expressway	Asahi KASEI Internet Initiative Japan	TORAY	TOHMATSU Nippon Steel Corporation Group
Completion	Apr. 1968	Mar. 1987	Mar. 2003	Aug. 2002	Mar. 2008

Retail Facilities (Owned)

	Mitsui Shopping Park LaLaport				
					
Project name	LaLaport TOKYO-BAY	LaLaport YOKOHAMA	Urban Dock LaLaport TOYOSU	LAZONA Kawasaki Plaza	LaLaport KASHIWANOHA
Location	Funabashi, Chiba	Yokohama, Kanagawa	Koto-ku, Tokyo	Kawasaki, Kanagawa	Kashiwa, Chiba
Store floor space	≈ 114,000m ²	≈ 92,000m ²	≈ 63,000m ²	≈ 78,000m ²	≈ 42,000m ²
Number of stores	≈ 540	≈ 280	≈ 190	≈ 300	≈ 190
Open	Apr. 1981	Mar. 2007	Oct. 2006	Sep. 2006	Nov. 2006
Store sales (FY2011)	¥65.1 billion	¥46.0 billion	¥32.6 billion	¥70.2 billion	¥17.5 billion





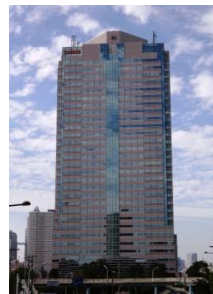
	Mitsui Shopping Park LaLaport		MITSUI OUTLET PARK		
					
Project name	LaLaport KOSHIE	LaLaport SHIN-MISATO	MITSUI OUTLET PARK Jazz Dream Nagashima	MITSUI OUTLET PARK Maku	MITSUI OUTLET PARK Marine Pier Kobe
Location	Nishinomiya, Hyogo	Misato, Saitama	Kuwana, Mie	Chiba, Chiba	Kobe, Hyogo
Store floor space	≈ 60,000m ²	≈ 58,000m ²	≈ 39,300m ²	≈ 16,000m ²	≈ 23,000m ²
Number of stores	≈ 150	≈ 180	≈ 230	≈ 90	≈ 130
Open	Nov. 2004	Sep. 2009	Mar. 2002	Oct. 2000	Oct. 1999
Store sales (FY2011)	¥23.4 billion	¥28.4 billion	¥40.4 billion	¥20.3 billion	¥20.6 billion




Retail Facilities (Owned)

	MITSUI OUTLET PARK				
					
Project name	MITSUI OUTLET PARK Shiga Ryuo	MITSUI OUTLET PARK Tama Minami Osawa	MITSUI OUTLET PARK Yokohama Bayside	MITSUI OUTLET PARK Sapporo Kita Hiroshima	MITSUI OUTLET PARK Kurashiki
Location	Gamo-gun, Shiga	Hachioji, Tokyo	Yokohama, Kanagawa	Kitahiroshima, Hokkaido	Kurashiki, Okayama
Store floor space	≈ 27,000m ²	≈ 21,000m ²	≈ 15,000m ²	≈ 22,000m ²	≈ 20,000m ²
Number of stores	≈ 165	≈ 110	≈ 80	≈ 130	≈ 120
Open	Jul. 2010	Sep. 2000	Sep. 1998	Apr. 2010	Dec. 2011
Store sales (FY2011)	¥27.4 billion	¥19.0 billion	¥15.0 billion	¥16.1 billion	—

	MITSUI OUTLET PARK	Mitsui Shopping Park LaLagarden		Central Tokyo Retail Facilities	
					
Project name	MITSUI OUTLET PARK Sendai Port	LaLa Terrace MINAMISENJU	LaLagarden TSUKUBA	Kojun Building	COREDO Nihonbashi
Location	Sendai, Miyagi	Arakawa-ku, Tokyo	Tsukuba, Ibaraki	Chuo-ku, Tokyo	Chuo-ku, Tokyo
Store floor space	≈ 19,000m ²	≈ 9,200m ²	≈ 22,000m ²	≈ 8,500m ²	≈ 8,000m ²
Number of stores	≈ 120	≈ 30	≈ 70	19	≈ 50
Open	Sep. 2008	Apr. 2004	Mar. 2004	Oct. 2004	Mar. 2004
Store sales (FY2011)	¥9.1 billion	¥7.3 billion	¥7.3 billion	—	—

Office Buildings - Retail Facilities (Managed)

Office Building (Managed)					
	Minato-ku	Chiyoda-ku	Koto-ku		
					
Facility name	Akasaka Biz Tower	Garden Air Tower	Toyosu Center Building	Toyosu Center Building Annex	Toyosu ON Building
Location	Minato-ku, Tokyo	Chiyoda-ku, Tokyo	Koto-ku, Tokyo	Koto-ku, Tokyo	Koto-ku, Tokyo
Base floor space	2,823m ²	1,717m ²	1,461m ²	2,175m ²	1,991m ²
Rentable floor space	≈ 99,000m ²	≈ 56,000m ²	≈ 66,000m ²	≈ 68,000m ²	≈ 62,000m ²
Number of floors	39 floors above ground 3 basement floors	35 floors above ground 2 basement floors	37 floors above ground 2 basement floors	33 floors above ground 2 basement floors	30 floors above ground 3 basement floors
Main tenants	HAKUHODO INPEX	KDDI	NTT Data	NTT Data	Nihon Unisys
Completion	Jan. 2008	Jan. 2003	Oct. 1992	Aug. 2006	Jul. 1992

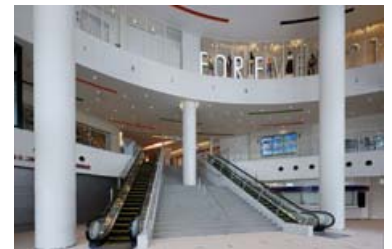
Retail Facilities (Managed)			
	MITSUI OUTLET PARK	LaLaport	LaLagarden
			
Project name	MITSUI OUTLET PARK Iruma	LaLaport IWATA	LaLagarden KASUKABE
Location	Iruma, Saitama	Iwata, Shizuoka	Kasukabe, Saitama
Store floor space	≈ 30,000m ²	≈ 49,000m ²	≈ 24,000m ²
Number of stores	≈ 200	≈ 175	≈ 80
Open	Apr. 2008	Jun. 2009	Nov. 2007
Store sales (FY2011)	¥33.4 billion	¥22.3 billion	¥10.0 billion

New Projects (April 2012~)

DiverCity Tokyo



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Project Overview

Location	Koto-ku, Tokyo
Main use	Office, retail
Site area	32,904m ²
Rentable floor space	Office 44,000m ² Retail 50,000m ²
Share	Jointly owned
Start of construction	Apr. 2010
Completion	Apr. 2012

Nihonbashi Honcho 2-Chome Project



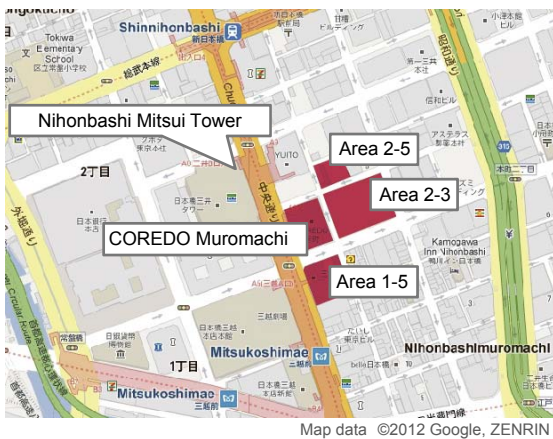
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Project Overview

Location	Chuo-ku, Tokyo
Main use	Office, retail
Site area	2,370m ²
Rentable floor space	Office 14,000m ² Retail 1,290m ²
Share	Jointly owned
Start of construction	Feb. 2011
Completion	Jan. 2013

Nihonbashi Muromachi East District Development Projects



Project Overview

	Muromachi-Higashi Mitsui Building (COREDO Muromachi)	Area 1-5	Area 2-3	Area 2-5
Location	Chuo-ku, Tokyo			
Main use	Office, retail, multi-purpose hall	Office, retail	Office, retail, residence, cultural facilities	Shrine, retail
Site area	2,450m ²	1,945m ²	3,723m ²	530m ²
Rentable floor space	Office 14,000m ² Retail etc. 7,200m ²	Office 9,100m ² Retail etc. 4,900m ²	Office 19,600m ² Retail etc. 13,600m ²	Retail etc. 150m ²
Share	100%	Jointly owned	Jointly owned	100%
Start of construction	Mar. 2009	Aug. 2012	Nov. 2011	Mar. 2014
Completion	Oct. 2010	Jan. 2014	Jan. 2014	Jun. 2014

Chiyoda Fujimi 2-Chome Project

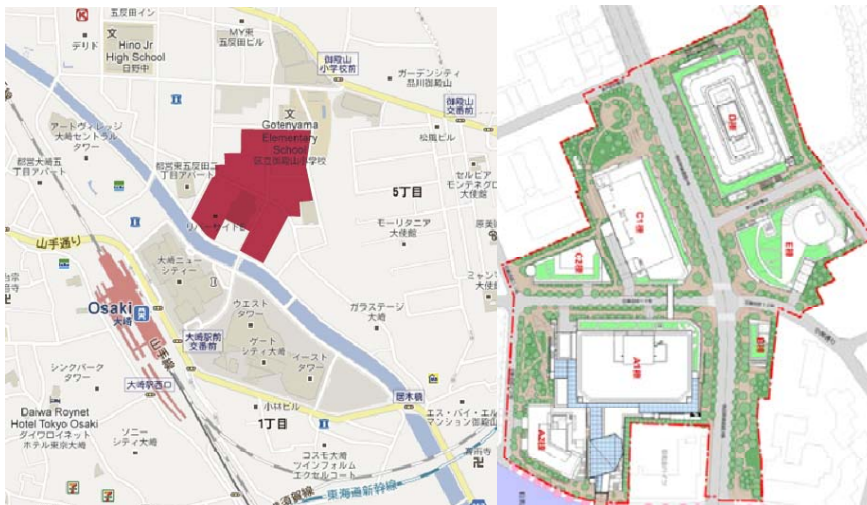


Project Overview

Location	Chiyoda-ku, Tokyo
Main use	Office, retail, residence (505 units)
Site area	1.67ha
Rentable floor space	TBD *
Share	Jointly owned
Start of construction	Apr. 2011
Completion	Jun. 2014 Oct. 2014 (Grand opening)

* 1: Total floor space for office/retail building: approx. 123,000 m²

Kita-Shinagawa 5-Chome Area 1 Redevelopment Project



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Project Overview

Location	A1	A2	B	C1	C2	D	E
	Shinagawa-ku, Tokyo						
Main use	Office, retail	residence	culture facilities	Office, retail culture facilities	culture facilities	Residence, retail day-care center	retail
Site area	78,000㎡	2,200㎡	700㎡	5,800㎡	1,700㎡	6,400㎡	3,700㎡
Rentable floor space	92,000㎡	12,000㎡	400㎡	45,000 ㎡	3,100㎡	93,000㎡	4,200㎡
Share	Jointly owned						
Start of construction	Apr.2012						
Completion	May.2015						

Toyosu 2-, 3-Chome Area2 Project



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Project Overview

Location	Koto-ku, Tokyo
Main use	Office, retail
Site area	3.4ha
Rentable floor space	—
Share	Jointly owned
Start of construction	TBD
Completion	TBD



Hibiya Mitsui Building/ Sanshin Building Reconstruction Project



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Project Overview

Location	Sanshin Bldg.	Hibiya Mitsui Bldg.
	Chiyoda-ku, Tokyo	
Main use	—	
Site area	2,823m ²	7,879m ²
Rentable floor space	—	
Share	100%	
Start of construction	TBD	
Completion	TBD	



Nihonbashi 2-Chome Project (AreaC)



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Project Overview

Location	Chuo-ku, Tokyo
Main use	Office, retail
Site area	6,030m ²
Rentable floor space	TBD *
Share	Jointly owned
Start of construction	TBD
Completion	FY2018



* 1: Total floor space : approx. 144,000 m²

Otemachi 1-Chome Mitsui Building



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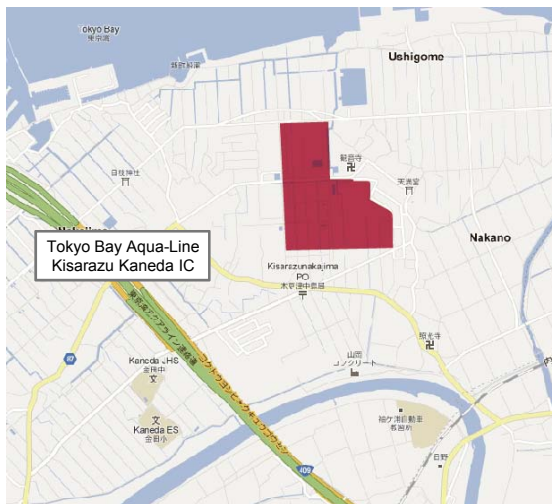


Project Overview

Location	Chiyoda-ku, Tokyo
Main use	—
Site area	5,372m ²
Rentable floor space	—
Share	100%
Start of construction	TBD
Completion	TBD

MITSUI OUTLET PARK Kisarazu

Retail Facilities



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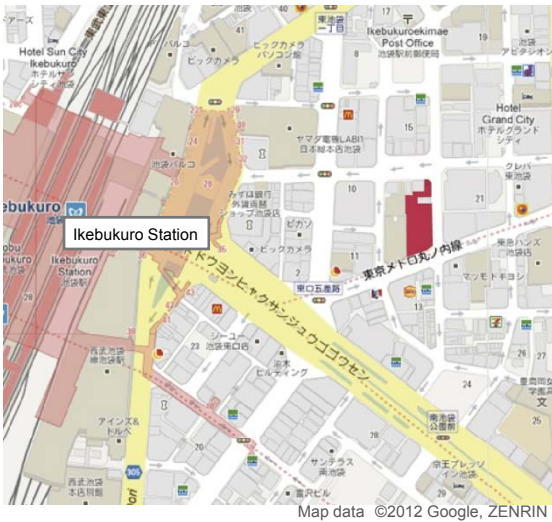
Project Overview

Location	Kisarazu, Chiba
Main use	Retail
Site area	215,000m ²
Store floor space	Retail 28,000m ²
Share	100%
Start of construction	Jun. 2011
Completion	Apr. 2012



Higashi Ikebukuro 1-Chome Project

Retail Facilities



Project Overview

Location	Toshima-ku, Tokyo
Main use	Retail
Site area	1,511m ²
Store floor space	Retail 8,700m ²
Share	100%
Start of construction	Jun. 2011
Completion	Dec. 2012

Niigata bandai 1-chime Project

Retail Facilities

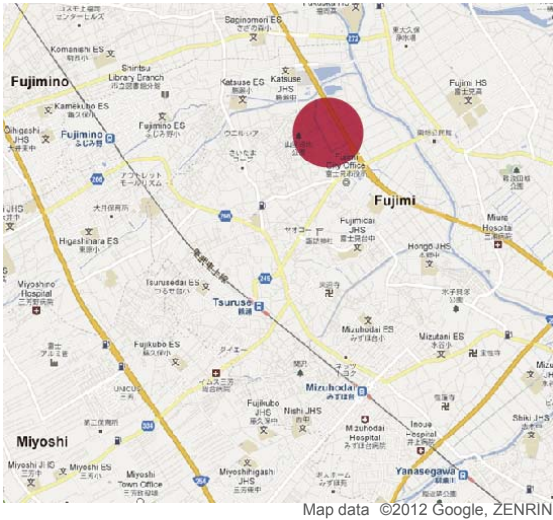


Project Overview

Location	Niigata
Main use	Retail
Site area	5,950 m ²
Store floor space	22,000m ²
Share	—
Start of construction	Jun.2012
Completion	Autumn.2013

Fujimi LaLaport Project

Retail Facilities



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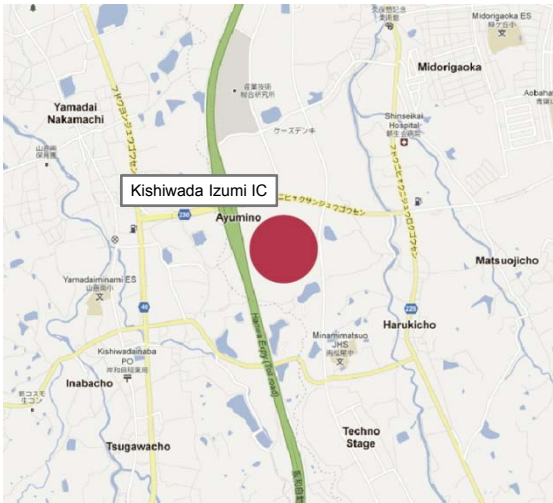


Project Overview

Location	Fujimi, Saitama
Main use	Retail
Site area	—
Store floor space	—
Share	—
Start of construction	TBD
Completion	TBD

Osaka Izumi Project

Retail Facilities



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Project Overview

Location	Izumi, Osaka
Main use	Retail
Site area	—
Store floor space	—
Share	—
Start of construction	TBD
Completion	TBD

Osaka Expoland Site Plan

Retail Facilities



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Project Overview

Location	Suita, Osaka
Main use	Retail
Site area	—
Store floor space	—
Share	—
Start of construction	TBD
Completion	TBD