

First Regional Shopping Center in China Mitsui Shopping Park LaLaport SHANGHAI JINQIAO Handover Ceremony Held Scheduled to Open in Spring 2021

Key Points of the Project

- Construction of the main building of Mitsui Shopping Park LaLaport SHANGHAI JINQIAO was completed and a handover ceremony was held on Wednesday, November 18, 2020. Scheduled to open in Spring 2021. With a concept of “Brand New Lifestyle Junction,” the commercial facility will house some 220 diverse shops and restaurants and provide visitors with a host of options for spending time as a one-stop destination for enjoying shopping, dining and entertainment.
- The facility has attracted a wide range of content, including BANDAI NAMCO VS PARK (a variety sports facility) and Freedom Gundam, the first full-scale Gundam statue outside Japan.

Tokyo, Japan, November 19, 2020—Mitsui Fudosan Co., Ltd., a leading global real estate company headquartered in Tokyo, announced that a building handover ceremony for Mitsui Shopping Park LaLaport SHANGHAI JINQIAO was held with joint project partner Shanghai Jinqiao Export Processing Zone United Development Ltd. The project is a regional shopping center in Shanghai, China, being developed through Shanghai Jinqiao Commercial Management Co., Ltd., a wholly owned project company established by Mitsui Fudosan for promoting the project.

Mainly targeting families living near the planned site and local office workers, LaLaport SHANGHAI JINQIAO is scheduled to open in stages from spring 2021 and fully open in fall 2021 as China’s first LaLaport, comprising around 220 stores that provide an extensive range of enjoyment such as high-profile fashion brands, stores for daily use, a refreshments zone, and hands-on amusement facilities.



The handover ceremony

Facility concept: “Brand New Lifestyle Junction”

A vibrant place where people connect with each other. Here, new lifestyles are created and become trends. Our goal is to create a facility that delivers new lifestyles as a result of diverse personalities mingling.



Exterior (aerial photo)



Food court (CG image)

Features of LaLaport SHANGHAI JINQIAO

1. Attracted various content that can only be experienced here

First
outside
Japan

1. Full-scale Freedom Gundam statue

In collaboration with BANDAI NAMCO Group companies SUNRISE, INC. (based in Sugunami-ku, Tokyo; president: Makoto Asanuma) and SOTSU CO., LTD. (based in Minato-ku, Tokyo; president: Hideyuki Namba), we are installing Freedom Gundam, the first full-scale Gundam statue outside Japan. Freedom Gundam is a mobile suit that appeared in Mobile Suit Gundam SEED, which was broadcast on TV in 2002 and is popular among overseas Gundam fans.



Concept drawing of completed facility (daytime)



Concept drawing of completed facility (nighttime)

First
outside
Japan

2. 「BANDAI NAMCO VS PARK」

BANDAI NAMCO VS PARK is a novel variety sports facility full of entertaining elements that offers the experience of being on a TV variety show. This is the first time that this content, developed by BANDAI NAMCO Amusement and popular mainly with young people, is opening outside Japan.



A First for
Shanghai

3. Play Park PLUS (tentative name)

Play Park PLUS (tentative name) is an indoor playground filled with activities to fascinate children, providing digital and analogue content that supports their physical and psychological development. The facility welcomes Chinese customers with safe and secure Japanese-style hospitality.



A First for
Shanghai

4. SOLTILO FAMILIA SOCCER SCHOOL & SOLTILO Field Shanghai (Soccer School & Futsal Court)

SOLTILO FAMILIA SOCCER SCHOOL is a soccer school founded in Japan in May 2012 by Keisuke Honda. It has since grown into a network of 61 schools in Japan as of 2020. In September 2016, SOLTILO opened its first overseas school in Shanghai. As of 2020, there are four schools in Shanghai attended by around 500 children. SOLTILO Field Shanghai is the city's first futsal facility with the SOLTILO name.



2. Designing environments that fit diverse customer needs

1. Indoor and outdoor event spaces

Spaces suitable for all kinds of events are provided indoors and outdoors. The indoor event space with a four-story atrium offers views of what's going on from the upper floors, giving the whole facility a sense of openness and unity.



Indoor event space (CG image)

2. Japanese restaurant zone

LaLaport SHANGHAI JINQIAO will also have the popular Japanese restaurant zone. With 13 restaurants and an environmental design that incorporates elements of Japanese design such as eaves and noren curtains, the zone aims to be a space that communicates the latest trends in Japanese cuisine.



Japanese restaurant zone (CG image)

■Project Overview

Location	738 Xinqiao Road, Pudong New District, Shanghai
Access	7 minutes on foot from Taierzhuang Station on Shanghai Metro Line 9
Business format	Regional shopping center
Site area	Approx. 462,848ft ² (approx. 43,000m ²)
Total floor area	Approx. 1,571,531ft ² (approx.146,000 m ²) (Retail area: approx. 1,388,544ft ² (approx. 129,000 m ²); office area: approx. 18,298ft ² (approx. 17,000 m ²))
Store floor area	Approx. 645,834ft ² (approx.60,000 m ²)
Structure	11 floors above ground, 2 floors below ground Retail area: B1 to 6F (part of 7F) Parking: B1 and B2 * 7F to 11F are offices (not part of the project)
Number of stores	Approx. 220 stores
Parking capacity	Approx. 1,000 vehicles (planned)
Operation and management	Shanghai Jinqiao Commercial Management Co., Ltd.
Schedule	Opening: Spring 2021 (planned) * Fully open in fall 2021 (planned)

【Mitsui Fudosan's Overseas Strategy】

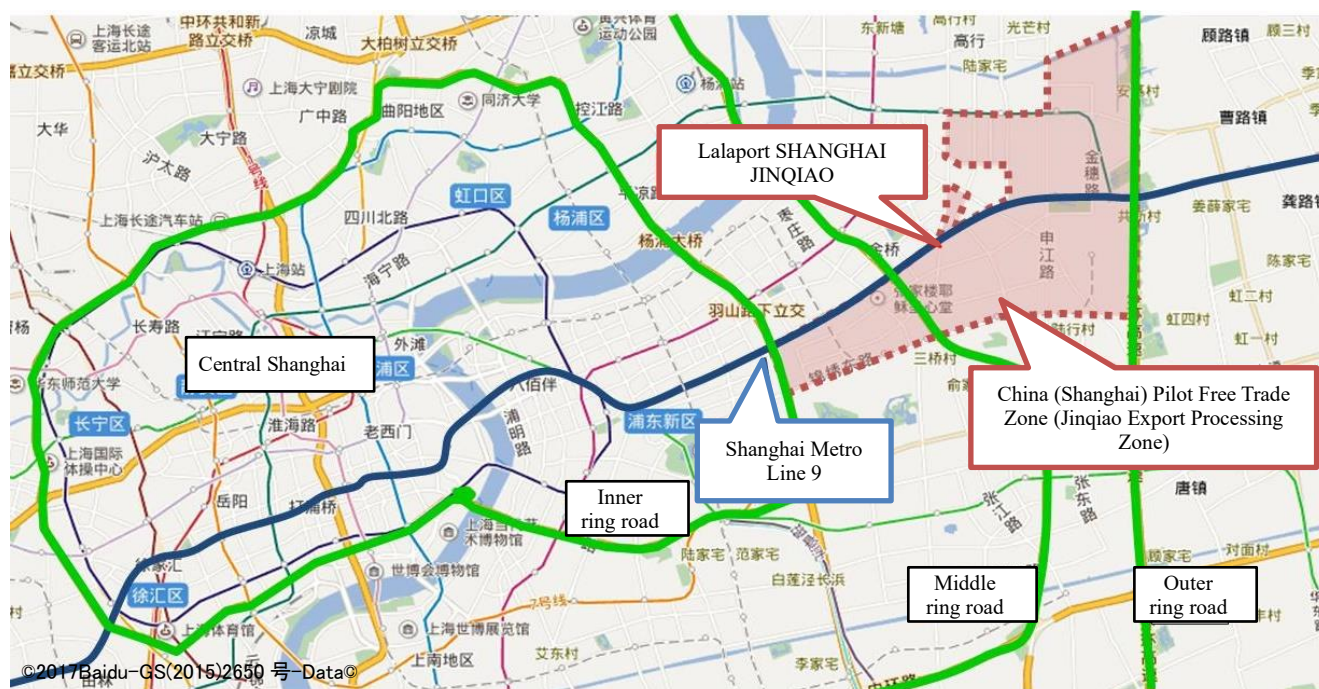
One of the aspirations of VISION 2025, the Mitsui Fudosan Group's long-term management policy, is "to evolve into a global company." Accordingly, the Group will continue to seek robust growth in the overseas business. Mitsui Fudosan has been conducting business in countries and regions in Asia, in addition to the US and the UK. In the retail property business, the Group has been promoting the outlet mall business in Kuala Lumpur and cities in Taiwan, and the LaLaport business in Shanghai, Kuala Lumpur, and cities in Taiwan. In addition, the Group has been pushing ahead with the housing business in Singapore, Thailand, China, and cities in other Asian countries. The Group has also been conducting the hotel business in Taipei, the logistics facilities business near Bangkok, and the office buildings business in Bangalore. In these and other ways, the Group has been actively pursuing business in fast-growing Asia with the view of capturing growing consumer spending and expanding profits at the earliest opportunity in conjunction with contributing to local communities. Going forward, the Group will continue aiming to expand its businesses further.

【Mitsui Fudosan's Business in Mainland China】

Mitsui Fudosan established a representative office in Shanghai in 2005 and Mitsui Fudosan (Shanghai) Investment Consulting Co., Ltd. in 2009 to promote housing and commercial facility businesses in Shanghai and surrounding areas. We aim to further expand our businesses in mainland China, mainly in the cities where we are currently developing properties.

<Attachment 1> Map

【Wide area】

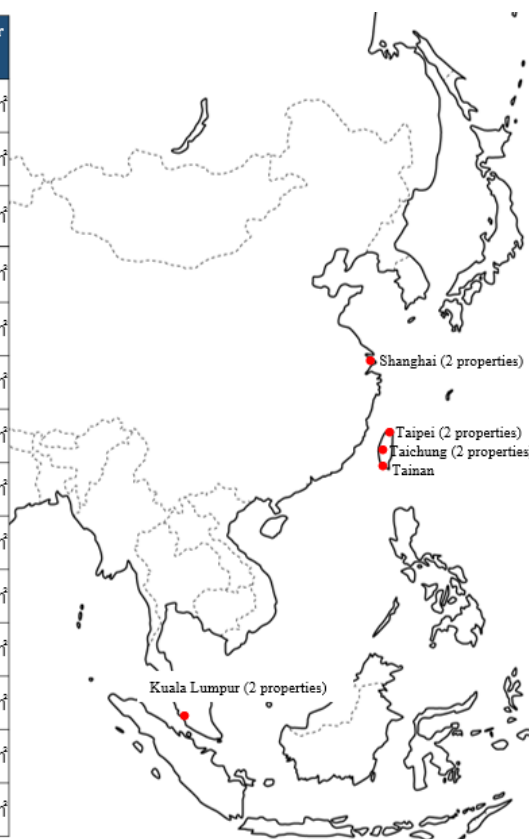


【Mid-range map】



<Attachment 2> Mitsui Fudosan Retail Facilities for Overseas Development (as of November 2020)

Country/ Region	Property	Opening year	Number of stores (approx.)	Store floor space (approx.)
China	Mitsui Shopping Park LaLaport SHANGHAI JINQIAO	2021 (planned)	220	60,000㎡
	Lianhua Road Station Building Retail Facilities (tentative name)	2021 (planned)	90	16,500㎡
Taiwan	MITSUI OUTLET PARK LINKOU	Phase 1: 2016	220	45,000㎡
		Phase 2: 2024 (planned)	90	27,400㎡
	MITSUI OUTLET PARK TAICHUNG PORT	2018	170	35,000㎡
	Mitsui Shopping Park LaLaport NANGANG (tentative name)	2022 (planned)	250	70,000㎡
	MITSUI OUTLET PARK TAINAN (tentative name)	Phase 1: 2022 (planned)	160	33,000㎡
		Phase 2: 2025 (planned)	60	11,500㎡
	Mitsui Shopping Park LaLaport TAICHUNG (tentative name)	2022 (planned)	270	68,000㎡
Malaysia	MITSUI OUTLET PARK KLIA SEPANG	Phase 1: 2015	130	24,000㎡
		Phase 2: 2018	70	9,900㎡
		Phase 3: 2021 (planned)	50	10,100㎡
	Mitsui Shopping Park LaLaport KUALA LUMPUR (tentative name)	2021 (planned)	300	82,600㎡
Total		9 properties	2,080	493,000㎡



<Attachment 3> Mitsui Fudosan Group's Contribution to SDGs

https://www.mitsuifudosan.co.jp/corporate/esg_csr/

The Mitsui Fudosan Group aims for a society that enriches both people and the planet under the principles of coexist in harmony with society, link diverse values and achieve a sustainable society, and advances business with an awareness of the environment (E), society (S) and governance (G), thus promoting ESG management. By further accelerating its ESG management, the Group will realize Society 5.0, which the Japanese government has been advocating, and contribute significantly to achieving the SDGs.

* The initiatives covered in this press release are contributing to four of the UN's SDGs.

Goal 11 Sustainable Cities and Communities

