

For immediate release

Representative Company Mitsui Fudosan Co., Ltd.
Kajima Corporation Keikyu Corporation
The Dai-ichi Life Insurance Company, Limited Takenaka Corporation
DeNA Co., Ltd.
Tokyu Corporation Hoshino Resorts Inc.

Large-Scale Mixed-Use Project in Front of JR Kannai Station BASEGATE YOKOHAMA KANNAI to Hold Grand Opening on March 19, 2026

Details of 55 Tenant Stores and Name of Restaurant Zone Finalized

Key Points of this Press Release

- Grand opening of the large-scale mixed-use project BASEGATE YOKOHAMA KANNAI in front of JR Kannai Station set for March 19, 2026
- A total of 55 stores, including two new store formats, will open in the retail area. The name of one of Japan's largest subdivided restaurant zones with 34 stores has been decided as "Stadium Yoko Bar Gai"
- Opening of co-ba kannai/yokohama (tentative name), a shared office and coworking space that will serve as a hub for business and learning, in the tallest office building in Kannai
- Reservation start date for OMO7 Yokohama by Hoshino Resorts set for October 22, 2025

Tokyo, Japan, September 24, 2025 - Mitsui Fudosan Co., Ltd., a leading global real estate company headquartered in Tokyo, in a consortium of eight companies of which it is the representative company, announced today that the grand opening of BASEGATE YOKOHAMA KANNAI (the "District"), currently under construction in front of JR Kannai Station as the Former Yokohama City Hall District Utilization Project, has been set for March 19, 2026 (Thursday). The eight companies in the consortium are Mitsui Fudosan, Kajima Corporation, Keikyu Corporation, The Dai-ichi Life Insurance Company, Limited, Takenaka Corporation, DeNA Co., Ltd., Tokyu Corporation, and Hoshino Resorts Inc.



Overall district rendering (daytime view)

The official website (<https://basegate-yokohama-kannai.com/> in Japanese) also opened today. The District is a large-scale mixed-use project comprising offices, a new industry creation center, a retail area centered on restaurants, and a hotel utilizing and preserving the former Yokohama City Hall administrative building. The retail area will also include one of Japan's largest permanent live viewing arenas and an edutainment facility that fuses play and technology.

■ One of Japan's Largest Subdivided Restaurant Zones, “Stadium Yoko Bar Gai,” to Open

The retail area of the District will feature 55 stores, mainly restaurants. Among them, the name of one of Japan's largest subdivided restaurant zones, comprising 34 stores, has been decided as “Stadium Yoko Bar Gai.”

スタジアム横バル街

Logo (trademark pending)

Stadium Yoko Bar Gai, comprising 34 small stores spanning the two buildings Stadium Side Terrace and The Legacy, will offer a diverse range of Japanese and international cuisine filled with the unique appeal of Yokohama. Designed to resemble a lively row of street-level shops, it is a restaurant zone where visitors can enjoy encounters and conversations, bar-hopping, and the live atmosphere of dining along bustling alleys.

● Stadium Yoko Bar Gai – Concepts



Stadium Yoko Bar Gai rendering

* Image shown is a reference design prior to tenant selection and may differ from the actual facility.

<Unique Features of Stadium Yoko Bar Gai>

(1) Store designs that foster encounters, conversations, and a lively atmosphere

All stores are equipped with U-shaped or L-shaped counters designed to encourage communication among neighboring customers and with staff. Outdoor terrace seating in front of stores and seats placed along the walkways further extend the lively atmosphere beyond the stores themselves.

(2) Store lineup that suits a variety of occasions and encourages bar-hopping

With a diverse mix of outlets, the zone can be enjoyed not only for evening bar-hopping but also for lunch, daytime drinks, pre-dinner gatherings, or after-dinner stops. It is a restaurant zone where visitors can enjoy themselves alone or with friends in many different ways.

(3) Collaborative planning and operations across all stores

Events involving all stores will be held, creating attractions unique to this collective setting. A sense of solidarity among the stores, operating with the awareness of being one single entity, generates both the fun and comfort of dining here.

■New Business Formats to Debut at BASEGATE YOKOHAMA KANNAI

In addition to Stadium Yoko Bar Gai, two new store formats making their first-ever appearance will open in the retail area.

<Yurindo>



Founded in 1909 in Yokohama's Kannai district (Isezakicho), Yurindo will open a new hub for cultural exchange.

In addition to encounters with books, the space will feature a coworking lounge-style area, a market to enrich everyday life, a small gallery with an adjoining shop offering art-related items, and a dining space serving Western cuisine. Through these diverse offerings, Yurindo aims to create a place for expression and communication.

<The TRATTORIA SALVATORE CAFE>

The TRATTORIA SALVATORE CAFE



Supervised by Grand Chef Salvatore Cuomo, The TRATTORIA SALVATORE CAFE is an all-day dining restaurant where guests can enjoy authentic Italian cuisine in a more casual style. Traditional dishes such as antipasto, pizza, and pasta are arranged with a pop and modern sensibility. The menu ranges from light appetizers that pair well with wine to hearty main dishes, offering a wide variety to suit every occasion.

From morning to dinner and café time, guests can drop in at any time to enjoy authentic Italian cuisine in a welcoming space.

■Largest Environmentally Friendly Offices in Yokohama's Kannai Area to Include a Hub for Business and Learning

The office area on the 12th to 33rd floors of the Tower will host tenants from a wide variety of industries and serve as a key business hub for the region. The Sky Lobby on the 11th floor, which functions as the gateway to the office area, will be equipped with a lounge, café, convenience store, and shared offices, creating a comfortable and creative space where diverse people can gather, communicate freely, and generate new ideas.

<co-ba kannai/yokohama (tentative name)>

co-ba

On the 11th floor, a shared office and coworking space called co-ba kannai/yokohama (tentative name) will be opened to nurture the seeds of innovation. In addition to member workspaces, it will include meeting rooms available for office tenants, communication spaces where office tenants and co-ba members can interact, and showcases where companies can present their products. The facility will be operated by Ba&Co Inc., which has extensive experience in facility management. Under the concept of WORK OUT PARK!, the space is designed to enhance motivation and concentration at work and to support the creation of an environment where not only office workers but also startups and creators can gather and generate new ideas. By meeting the diverse needs of tenants, it will contribute to enhancing the value of the entire building and create a place in the Kannai area of Yokohama where people and ideas intersect.



<CARAVAN COFFEE>

A café by CARAVAN COFFEE, a long-established coffee brand founded in 1928 on Yokohama's Bashamichi Street, is scheduled to open in the lounge overlooking a panoramic view of Yokohama Stadium and the port city. It will provide a special moment for tenants and visitors alike.



<Kanto Gakuin Educational Foundation>

Kanto Gakuin Educational Foundation, which has been engaged in educational activities in Yokohama for over 140 years, is scheduled to move in as an office tenant, promoting collaboration among industry, government, and academia within the District.



関東学院

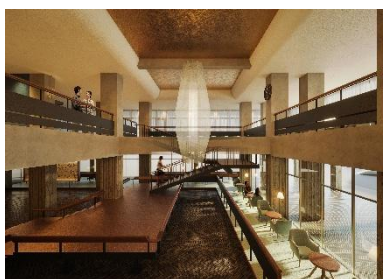
■The Building used as OMO7 Yokohama by Hoshino Resorts Recognized as Historical Building Certified by the City of Yokohama, Reservation Start Date Set for October 22, 2025

OMO7 Yokohama by Hoshino Resorts will utilize the former Yokohama City Hall administrative building, a work of modernist architecture designed by Togo Murano, as a “Legacy Hotel.” On August 5, 2025, the former administrative building became the first postwar structure to be recognized as a historical building certified by the City of Yokohama. The building was designed for preserving and utilizing the former Yokohama City Hall administrative building, which had long been a regional symbol, to create a new urban landmark where old and new are fused.

Reservations will open on October 22, 2025, ahead of the hotel's opening in spring 2026. On the same day, Hoshino Resorts plans to hold a press event to announce details of the hotel and its guest rooms.



Exterior rendering of OMO7
Yokohama by Hoshino Resorts



Hotel lobby with restored
reproduction of the former
Citizens' Hall grand staircase



Guest room rendering

【Reference Material】

■ Showcase of Vibrancy for the City: Multiple Distinctive Plazas to Open

At BASEGATE YOKOHAMA KANNAI, a variety of plazas that will be familiar to the local community will open under the concept of “a gateway where the city can be seen and ideas intersect.” These include the Central Plaza, located directly in front of the South Exit ticket gate of JR Kannai Station. With rich landscaping and digital signage, the plazas will deliver the excitement and live atmosphere of the city at moments of heightened energy, while serving as a comfortable community space that brightens everyday life. The plazas will also be available for rental, aiming to become venues that generate vibrancy in the city through a wide range of events.

■ Trial Tour of the Kannai Area by Green Slow Mobility to Begin

In collaboration with Nippon Travel Agency Co., Ltd., the development consortium will operate tours of the Kannai and Minato Mirai areas using Green Slow Mobility*¹ (tentative nickname: Kannai Catapi), a mode of transportation well suited to regional tourism. The tours will offer attractive short trips that allow visitors to fully enjoy the charm of the city, from famous tourist spots to niche local shops that reveal a deeper side of Yokohama.



Ahead of the grand opening in spring 2026, a limited-time plan including a Yokohama Kannai sightseeing Green Slow Mobility (GSM) ticket, sold by Nippon Travel Agency, will be available starting in mid-October 2025. For details, please see the dedicated Nippon Travel Agency webpage.

URL: <https://www.nta.co.jp/akafu/east/campaign/gsm/> (in Japanese)

*1 Green Slow Mobility refers to electric vehicles that travel at speeds of less than 20 km/h.

■ About Entertainment Facilities Directly Operated by the DeNA Group

<THE LIVE supported by Daiwa Jisyo>

THE LIVE supported by Daiwa Jisyo, planned and operated by the Yokohama DeNA BAYSTARS, is one of Japan’s largest permanent live viewing arenas and is scheduled to open on March 19, 2026. At the heart of the facility will be a large LED screen approximately 18 meters wide and 8 meters high, where visitors can enjoy food and beverages while experiencing the thrill of baseball games and other sports, live concerts, and other entertainment content. On the first floor, a diverse lineup of restaurants will surround the large LED screen. The second floor will house BAYSTORE Flagship YOKOHAMA, which offers merchandise for the Yokohama DeNA BAYSTARS and other professional sports teams in Yokohama, while the third floor will feature restaurants with terraces.



Operating hours: 11:00–23:00

Official website: <https://the-live.com/en>

Official social media: X https://x.com/thelive_ydb

* For details on THE LIVE supported by Daiwa Jisyo, please see today’s news release from the DeNA BAYSTARS.

URL: <https://dena.com/jp/press/5296> (in Japanese)

<Wonderia Yokohama>

Wonderia Yokohama, planned and operated by DeNA, is an immersive experience facility that incorporates the concept of edutainment, offering encounters with surprise and wonder through dynamic visual effects. Scheduled to open in spring 2026, the facility will feature six themed zones, such as lush forests and mysterious deep seas, where visitors can enjoy encounters with creatures and natural environments not normally experienced in daily life. By using the dedicated Wonderia App, visitors can obtain information about the creatures appearing in the visuals and explore the facility in a game-like way through missions that involve finding these creatures.



Operating hours: Monday–Thursday 10:00–19:00, Friday/holidays/extended holiday periods 10:00–21:00

Official website: <https://wonderia.jp> (in Japanese)

Official social media:

X https://x.com/Wonderia_info

Instagram https://www.instagram.com/wonderia_yokohama/

TikTok https://www.tiktok.com/@wonderia_yokohama

LINE <https://lin.ee/4hh77AK>

* While the name Wonderia was used in information released in November 2024, the official name has been decided as Wonderia Yokohama to ensure clarity of location.

* For details on Wonderia Yokohama, please see today's news release from DeNA.

URL: <https://dena.com/jp/press/5295> (in Japanese)

■ Ecosystem Space Equipped with State-of-the-Art Wet Labs and Lounges to Translate Research into Social Value

On the 6th floor of the Tower, Mitsui Fudosan and STELLAR SCIENCE FOUNDATION (SS-F) will open one of Yokohama's largest new industry creation centers.

Within the facility, Mitsui Fudosan will establish Mitsui Link Lab, the first rental lab and office in Yokohama, comprising state-of-the-art rental wet labs*² and offices, as well as lounges and event spaces. SS-F, Mitsui Fudosan, and Life Science Innovation Network Japan (LINK-J) will work together to build an innovative new industry creation ecosystem. Focused on ambitious researchers, the center will bring together entrepreneurs, medical institutions, and diverse players to transform research achievements into social value. The center will provide a space where people connect and creativity is drawn out. Through cross-disciplinary interaction, new ideas will be generated and a virtuous cycle will be fostered in which research and innovation are created in succession.

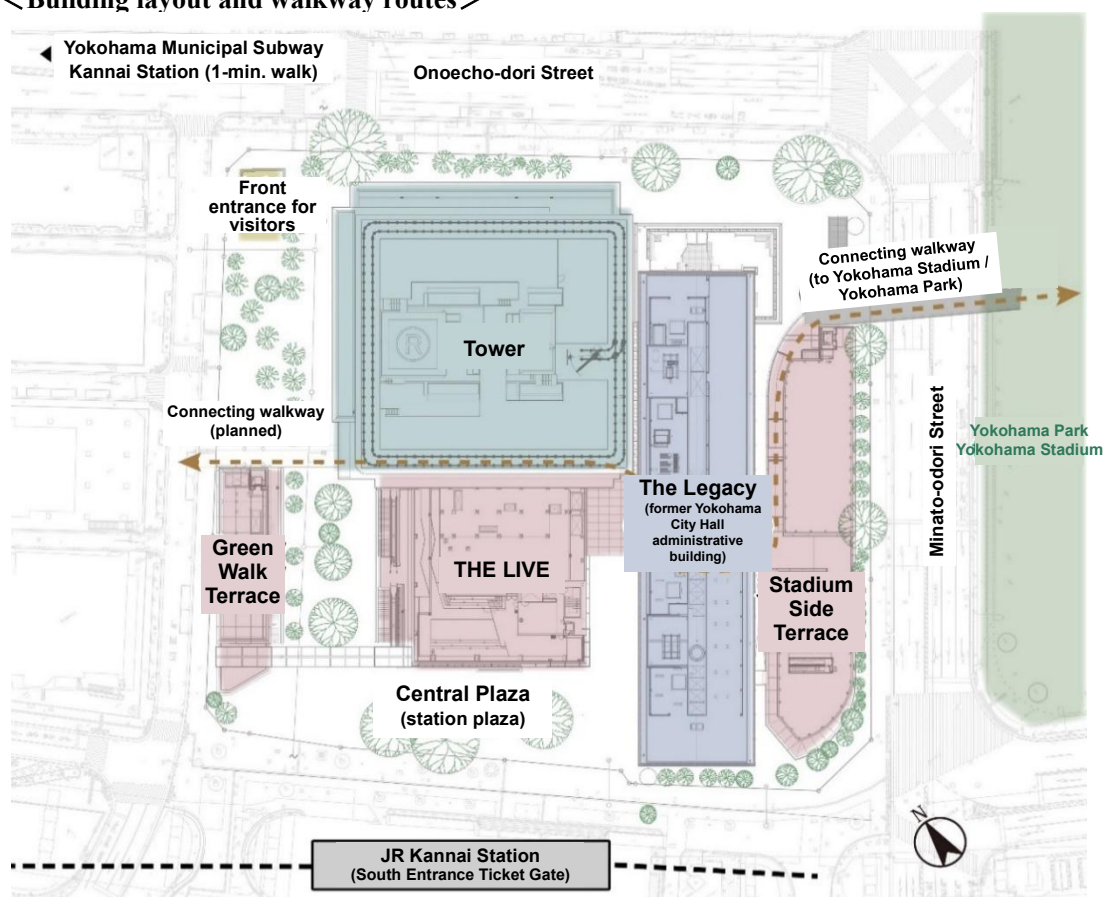


*² A wet lab is a laboratory where researchers in fields such as drug discovery and regenerative medicine conduct experiments using liquids, gases, and other materials.

■ Project Overview

Facility name	BASEGATE YOKOHAMA KANNAI
Opening	March 19, 2026 (Thursday)
Completion (completion ceremony)	December 26, 2025 (Friday)
Location	1-1-1 Minatocho, Naka-ku, Yokohama-shi, Kanagawa Prefecture and other areas
Access	1-min. walk from Kannai Station on the JR Negishi Line, 1-min. walk from Kannai Station on the Yokohama Municipal Subway Blue Line, 7-min. walk from Nihon-ōdōri Station on the Yokohama Minatomirai Railway's Minatomirai Line
Site area	Approx. 177,605 ft ² (approx. 16,500 m ²)
Total floor area	Approx. 1,383,162 ft ² (approx. 128,500 m ²)
Main uses of each building	Tower: Offices, university, new industry creation center, edutainment facilities, retail The Legacy (former Yokohama City Hall administrative building): Hotel, retail THE LIVE: Live viewing arena, retail Green Walk Terrace: Retail Stadium Side Terrace: Retail Visitor Front Entrance: Tourist Office
Architect/Builder Design	Architect/Builder: Kajima Corporation Architect/Builder: Takenaka Corporation Landscape design: LANDSCAPE PLUS LTD. Retail environment design: Degins JP Inc.
Website	https://basegate-yokohama-kannai.com (in Japanese)
Social media	Instagram: https://www.instagram.com/basegate_official

< Building layout and walkway routes >



<Area map>



* The renderings and other images in this release are for illustrative purposes only and are subject to change following discussions and reviews with the relevant parties.