

May 28th 2021

To the press

Tokyu Land Corporation

**The Indonesian Subsidiary of Tokyu Land Corporation, PT Tokyu Land Indonesia
selected for the second time as the top 10 developers by BCI Asia.**

The only foreign developer to receive the award.

Tokyu Land Corporation (Headquarters: Shibuya-ku Tokyo, President and Representative Director: Masashi Okada; hereinafter referred to as "the Company") is pleased to announce that its local subsidiary, Tokyu Land Indonesia (Headquarters: Jakarta Capital Special Province, President Director: Hidetatsu Ikeda; hereinafter referred to as "TLID"), has been selected by BCI Asia as one of the top 10 developers in Indonesia for 2020, and the only foreign developer to be selected in "BCI Best Developer 2020".

The BCI Asia, which conducts real estate and construction surveys in Australia and other Asian countries, has been selecting the Top 10 developers in Indonesia and other 7 countries in Southeast Asia since 2011, evaluating each developer based on the environmental performance of the projects.

This is the second time TLID has received this award, following 2017. The award was given in recognition of the Mega Kuningan Project that are currently under development, construction, and sales activities in Indonesia. (Related URL: <http://www.bciasiatop10awards.com/>)



Awarding (TLID President Director Mr. Ikeda is 3rd from right)

■ The Brief of Mega Kuningan Project

We are developing the Mega Kuningan Project, a large-scale mixed-use development in the Mega Kuningan area in the Centre Business District of Jakarta's Special Province (CBD), and construction of the main building began in February 2020. While the construction of many projects in Indonesia has been suspended due to the COVID-19, the Mega Kuningan project is progressing steadily and the construction of the four-story structure is underway. Sales of condominiums have also been well received.

The project is a joint venture between TLID and the Japan Overseas Infrastructure Investment Corporation for Transport & Urban Development (Chiyoda Ward, Tokyo), a company funded by the Japanese government, and is located at the western entrance to the Mega Kuningan area in the CBD. The Mega Kuningan area is undergoing large-scale redevelopment and is expected to grow in the future. We are developing a complex consisting of residential, rental housing, and commercial facilities on a site of approximately 10,000 square meters.

Following BRANZ BSD and BRANZ SIMATUPANG, this is the third urban development project led by the Company, and the first large-scale mixed-use development project to be undertaken in Indonesia. TLID acquired and develop the site, Shimizu Corporation will design and construct the building, and Tokyu Property Management Indonesia (headquartered in the Jakarta Capital Special Province), a member of the Tokyu Fudosan Holdings Group, will manage and operate the property. We have established an "all-Japan" system, which is rare in overseas, in which a Japanese company takes the lead in land acquisition, development, design, construction, and operation. In addition to the use of Low-E glass and LED lighting in all units, we will also contribute to the urbanization of Jakarta by greening the exterior and walls, widening the surrounding roads and building sidewalks, and making other public contributions.



■ About Indonesia's Top 10 Developers by BCI Asia

This award is for properties under development in 2020, and selects developers who have made outstanding developments based on their contribution to the environment and other criteria. The winners for 2020 besides TLID is "Sinar Mas Land" of the Sinar Mas Group, a major conglomerate group in Indonesia.

■ Mega Kuningan Project Property Outline

Name	Mega Kuningan Project
Land Area	About 11,254 m ² (including future road area)
Construction Floor Area	About 110,000 m ² (planned)
Total Units	Condominium for sale (482 units), rental housing (undecided)
Building Plans	Condominium for sale, rental housing, Lifestyle commercial facilities
Main Common Facilities in The Apartment	Outdoor pool, gym, etc.
Overall Design Supervisor	Tokyu Architects & Engineers INC
Construction	JO SHIMIZU-BANGUN CIPTA MEGA KUNINGAN PROJECT (Collaboration between Shimizu Corporation and PT. Bangun Cipta Kontraktor)

■ Project Location Map

