Make The World
More Sustainable

[Provisional Translation Only]
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Ichigo Office Portfolio Occupancy (Flash Data) – May 2020

		April 2020 (Final: A)	May 2020 (Flash: B)	Difference (B) - (A)
Total		**99.6%**	**99.6%**	**–**
By Asset Type	Office	99.6%	99.6%	–
	Other	100%	100%	–
By Area	Central	99.8%	99.8%	–
	Tokyo Metropolitan Area	99.5%	99.3%	-0.2%
	Four Major Regional Cities	99.7%	99.7%	–
	Other Regional Cities	99.2%	99.2%	–
No. of Assets		85	85	–
No. of Tenants		938	937	-1
Leasable Area		259,717.74m^2	259,700m^2	
Leased Area		258,804.44m^2	258,700m^2	

Notes:

1. The above are unaudited month-end figures.
2. Leasable Area is the total area of properties available for leasing. It is subject to minor adjustments due to renovations or variations in rental contract terms.
3. Central Tokyo refers to Chiyoda, Minato, Chuo, Shinjuku, Shibuya, and Shinagawa Wards. Tokyo Metropolitan Area refers to Tokyo (excluding the six wards above), Kanagawa, Chiba, and Saitama Prefectures. Four Major Regional Cities refers to Osaka, Nagoya, Fukuoka, and Sapporo.

Explanation of Changes

Occupancy decreased for Tokyo Metropolitan Area due to a departing tenant at the Ichigo Nakameguro Building. Ichigo Office will work towards a rapid lease-up of the space.

Value-Add Actions

Ichigo Office offers virtual reality ("VR") office tours as part of its leasing activities. The VR office tours can be easily accessed online via a computer or smartphone using QR codes printed on leasing materials, and have been an effective leasing tool, including driving a successful lease-up at the Ichigo Shinkawa Building. (For access to the VR office tour, please visit www.vr-view.jp/ichigo/shinkawa/final.) The use of VR office tours by potential tenants is expected to grow due to Covid-19 and become a part of the post-pandemic New Normal.

Ichigo Office will continue to take actions such as these to minimize downtime between leases and drive higher earnings for shareholders.

VR Office Tour Image (Ichigo Shinkawa Building)

