

December 2, 2019

To all stakeholders

DAIBIRU CORPORATION

Acquisition of “PIVOT” and other commercial buildings in Sapporo Our first investment project in core provincial cities

Under the current Medium-term Management Plan, “Design 100” Project Phase-II (FY2018~2022), DAIBIRU CORPORATION (Head office: Kita-ku, Osaka; Representative Director, President Chief Executive Officer: Toshiyuki Sonobe) is promoting five priority strategies such as “Investment in high-end office properties in central business districts (CBD)” , “Expansion of investments targets (Midsize and small office/commercial properties, core provincial cities)” and “Improvement of overseas businesses”, with a total planned investment of ¥120.0 billion (including ¥65.0 billion for domestic growth investment) over a period of five years.

In line with this course of action, we have acquired a total of three properties in the Sapporo CBD: “PIVOT”(*), “Pentagram Building” and “Keiwa MT Building” ,which are located in the same district. While “PIVOT” will continue its operation for the time being, going forward, we plan a comprehensive redevelopment project including “Keiwa MT Building” and “Pentagram Building” in cooperation with the related parties including Chushingai Building Co., Ltd. the seller of the two properties.

We will continue to proactively take initiatives to acquire new projects in core provincial cities.

(* “PIVOT” is one of the largest commercial facility in the commercial area of Sapporo, and has been playing a central role in the area over 50 years, including the periods of its predecessors “Chushingai Department Store” and “Sapporo Shoppers Plaza (Daiei).”

■ Features of the Properties

- The acquired properties are located in the traditional commercial area in Sapporo City, where large-scale department stores and specialty stores as well as brand shops are concentrated.
- “PIVOT” is directly connected to Sapporo Subway Odori Station and JR Sapporo Station via the underground shopping arcade and passageway.
- The site area of the three properties amounts to a sizable block of nearly 3,300 m² (1,000 tsubo), making it a rare find in the Sapporo CBD.

■ Overview of Acquired Properties

Name	PIVOT	Pentagram Building	Keiwa MT Building
Location	Nishi 4-chome, Chuo-ku, Minami Nijyo, Sapporo, Hokkaido (Direct connection underground, 100 meters from Sapporo Subway Odori Station on the Tozai Line, Namboku Line, and Toho Line)		
Seller	Chushingai Building Co., Ltd. and others	Chushingai Building Co., Ltd.	Keiwa Co., Ltd.
Site area	2,790 m ² (844 tsubo)		323 m ² (98 tsubo)
Gross floor area	20,814 m ² (6,296 tsubo)	214 m ² (65 tsubo)	2,567 m ² (777 tsubo)
Year of completion	1969	1985	1969
Scale	9 floors above ground, 3 floors below ground	3 floors above ground	7 floors above ground, 2 floors below ground
Date of acquisition	November 27, 2019	November 27, 2019	November 28, 2019

News Release

■ Exterior of PIVOT



■ Location map

