

2. Phase 2 of the Tokyo Station Yaesu Entrance Development Project

■ Outline of Facilities

We are collaborating with a consortium of contracting companies^(*) in pushing ahead with the Tokyo Station Yaesu Area Development Project, with the objective of making the Yaesu district the public face of Tokyo, our capital city, and a focal point of our international metropolis. Work is in progress on the creation of a new urban space that incorporates concern for the environment through such measures as “green” wall surfaces and the use of rainwater to irrigate trees and plants.

(*) The companies are Mitsui Fudosan Inc., Kajima Yaesu Development Inc., and Yaesu Investment (a Special Purpose Company).

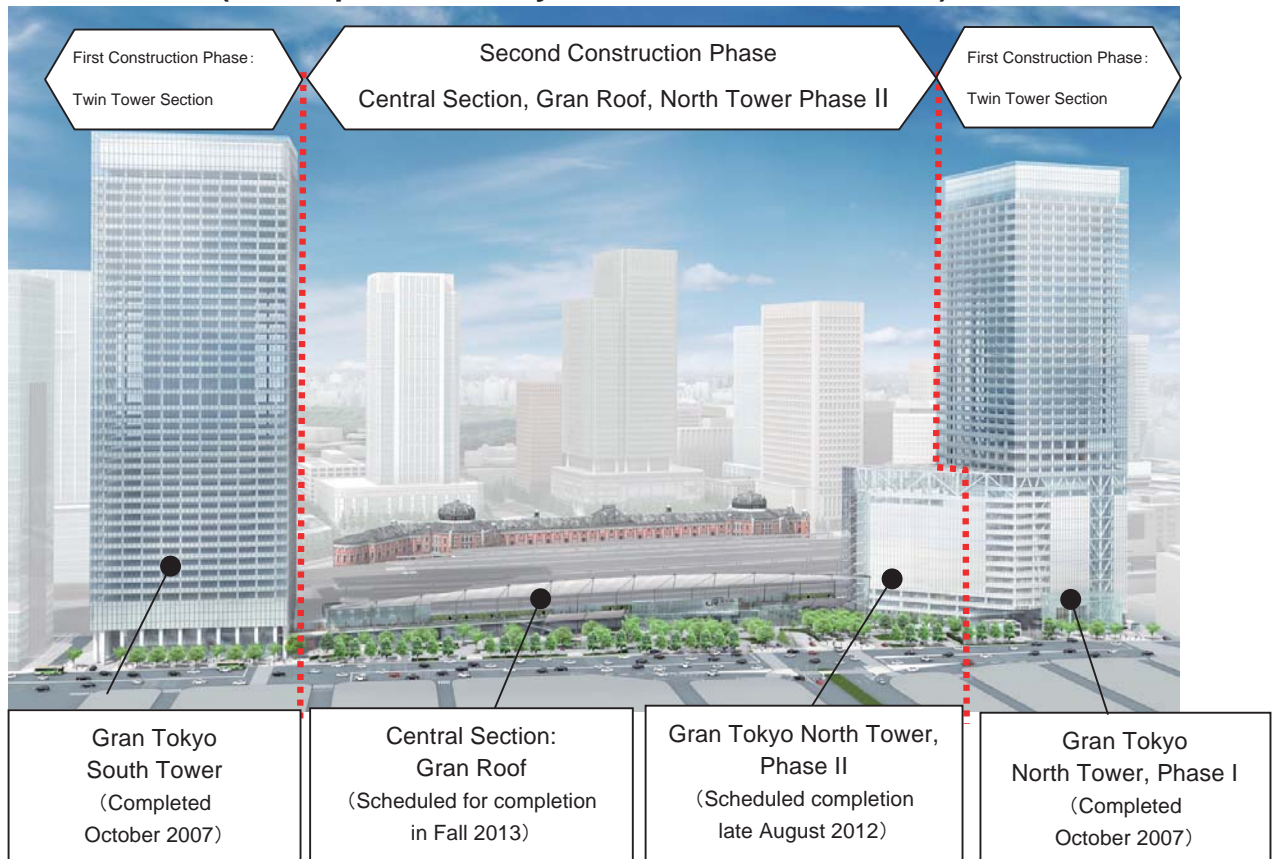
		Gran Tokyo South Tower	Central Section: Gran Roof	Gran Tokyo North Tower	
				Phase II	Phase I
Principal Uses		Offices, etc.	Railway Management Facilities, Shops, Pedestrian Decks, etc.	Department Stores, etc.	Offices, Department Stores, etc.
Number of Floors		Above Ground: 42 Floors Below Ground: 4 Floors	Above Ground: 4 Floors Below Ground: 3 Floors	Above Ground: 13 Floors Below Ground: 3 Floors	Above Ground: 43 Floors Below Ground: 4 Floors
Total Floor Space		approx. 140,000 m ²	approx. 212,000 m ²		
Rental Area	Offices	approx. 75,000 m ²	—	—	approx. 63,000 m ²
	Shops	approx. 800 m ²	approx. 2,000 m ²	approx. 13,800 m ²	approx. 50,000 m ²
Parking Lot Capacity		approx. 250 vehicles	approx. 50 vehicles	approx. 160 vehicles	approx. 60 vehicles

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The area outlined in bold relates to the second phase of construction

■ Management of Retail Operations

Tetsudo Kaikan Corporation (Chairman and CEO: Tetsuo Nozaki) will manage retail operations in the Central Section: Gran Roof, including the Tokyo Station Retail Complex “GRANSTA,” the North Court “GRANSTA Dining,” and nearby facilities such as “Kurokabe Alley” and “Kitchen Street.”

■ Illustration (Development of Tokyo Station Yaesu Entrance)



■ Yaesu Entrance Plaza

We will make the Yaesu Entrance Plaza preserve some vestiges of historic Edo Castle by setting out stones that once lined the Castle's outer moat. The Plaza will be a green, environmental space, planted throughout with a rich array of trees and plants, and we will also increase the depth of the space in front of the station so that it works more effectively as a transport hub.

○ Project Outline

Area: approx. 10,700m²

Bus Departure Area: 13 Places / Taxi Boarding Area: 4 Places / Taxi Pool: 50 Vehicles



Overall View of the Station Plaza



View from Sotobori-dori Avenue

Note) The perspective view is an artist's impression of the current plan, which may change in the future.